

280 000 €

**For sale apartment**

**1 room**

**Surface : 31 m²**

**Exposition : Est**

**View : Jardin**

**Hot water : Collective**

**Inner condition : good**

**Standing : residential**

**Building condition : good**

**Features :**

cellar, gated, near school and amenities,  
lift

1 bedroom

1 bathroom

1 WC

1 cellar

**Legal information**

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Fees paid by the owner, no current  
procedure, information on the risks to which  
this property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr).



## Apartment 5123 Nice

NICE PORT AREA / GOLDEN TRIANGLE / QUIET / BEACHES FRANK PILATTE presents a Luxury Residence: just minutes from Nice's port, tram, shops, and beaches, come discover this spacious ground-floor studio apartment of about 32m², featuring: An entrance with closets, a bathroom with toilet, a bright living area facing east, and an independent kitchen. A cellar completes this property. This apartment is sold rented for 650 euros per month, all charges included (tenant over 65 years old, living there since 2011, very reliable). Information about risks related to this property is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr) This property is presented by the agency COT'OUEST Immobilier Napoléon III at 04.92.29.12.91

Energy class (dpe) : D - Emission of greenhouse gases (ges) : D  
Document non contractuel - 27/08/2025



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