

137 500 €

**Buying apartment**

3 rooms

Surface : 64 m<sup>2</sup>

Surface of the living : 18 m<sup>2</sup>

Year of construction : 1968

Exposition : Est

View : Citadine

Hot water : Individuelle gaz

Inner condition : to modernize

Building condition : good

**Features :**

lift, air conditioning, double glazing, Volets manuel, gated

2 bedroom

1 terrace

1 shower

1 WC

1 parking

1 cellar

**Energy class (dpe) : D**

**Emission of greenhouse gases (ges) : B**

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21/05/2024 - Prix T.T.C



**Apartment 8627-18 Nice**

NICE L'ARIANE: BBii exclusive! PLEASANT AND BRIGHT To discover! 3 rooms crossing without opposite of 64 m<sup>2</sup> approx. composed of an entrance with storage space, bright living room, fitted independent kitchen opening onto balcony, 2 bedrooms, bathroom, separate WC. Cellar, (double glazing, air conditioning, armored door, electricity up to standards, recent gas boiler (hot water). TO VISIT ! €137,500 HAI - DPE EC BBii Isabelle Agency 04 97 22 24 83 - 06 62 66 80 00 - [www.bbii.fr](http://www.bbii.fr) Agency fees payable by the seller No procedure in progress Annual charges: €1400 average charges/year (cold water, heating) Property in co-ownership

Fees and charges :

Annual current expenses 1 380 €

Well condominium

137 500 € fees included



**3 AGENCES A VOTRE SERVICE - Téléphone 04 97 22 24 83 - Siège : 30 rue Mgr A.Daumas - 06300 Nice**  
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Document non contractuel - Barème de prix disponible sur notre site internet