

Price on request

Buying apartment

2 rooms

Surface : 63 m²

Year of construction : 1950

Exposition : Sud est

View : Dégagée

Hot water : Individuelle

Inner condition : excellent

Standing : bourgeois

Building condition : good

Features :

lift, calm, air conditioning, double glazing

2 bedroom

1 shower

1 WC

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

07/12/2025 - Prix T.T.C



Apartment 8888-6 Nice

- NICE IN THE HEART OF LIBÉRATION - Near Market, shops, and tram - For sale: Stunning 2/3-room duplex apartment of 63m² with balcony and cellar Located in a quiet, elegant building with a beautiful unobstructed view It is on the 5th floor with an elevator and features a genuine mezzanine bedroom under the roof. The property includes an entrance with large storage closets, a first bedroom of 12.5m² with its wardrobe, a bathroom with a walk-in shower and starry ceiling, as well as a separate toilet with a washbasin. An open-plan fitted and equipped kitchen leads to a dining room and living area with a bar corner, creating a living space of over 30m². A small south-facing balcony offers a perfect spot to soak up the sun and enjoy the Libération neighborhood. A beautiful spiral staircase provides access to the second bedroom in the mezzanine under the roof. Fully air-conditioned and recently renovated with luxury finishes, this property is sure to captivate. Virtual tour: <https://view.ricoh360.com/80a127c5-1384-49d3-abda-a9157ad5d30a> Price: €367,500 Agency Fees Included, payable by the buyers Co-ownership property - No ongoing legal proceedings - Energy class: D Annual charges: €2,080 (cold water, elevator, and building maintenance) For viewings, contact Isabelle at



3 AGENCES A VOTRE SERVICE - Téléphone 04 97 22 24 83 - Siège : 30 rue Mgr A.Daumas - 06300 Nice
7 Quai du vieux port - 06 230 Saint Jean Cap Ferrat / Montohan 22480 Canihuel

Document non contractuel - Barème de prix disponible sur notre site internet

SIRENT 51396597000025 - SARL capital 15 000€ - CPI 0605 2018 000 034 099 Délivrée par la CCI NICE COTE DAZUR - LLOYD'S G.F. LEGA
104317 : 110 000€ - RCP LEG 103904