

156 000 €

Buying apartment

4 rooms

Surface : 78 m<sup>2</sup>

Year of construction : 1984

Exposition : Ouest

View : Citadine

Hot water : Individuelle électrique

Inner condition : a refresh

Building condition : good

Features :

lift, calm, Balcon, garden, gated, double glazing

3 bedroom

1 terrace

1 bathroom

1 shower

1 WC

Document non contractuel

09/05/2024 - Prix T.T.C



## Apartment 8154-35 Nice

NICE IS MONT-GROS HILL Isabelle Malléon offers you: In a tree-lined residence in full development and improvement with new access, pleasant 4-room apartment of approx. 80 m<sup>2</sup>. Hall, living room opening onto balcony. Equipped fitted kitchen, 3 bedrooms, one of which is 14 m<sup>2</sup>, dressing room, bathroom, separate WC. GARAGE included, Motorcycle room. (excellent condition, recent kitchen, recent convecter) DPE C - €195,000 HAI (District undergoing full rehabilitation with 190 homes demolished, 410 renovated) Agency fees payable by the seller No proceedings in progress Annual charges: €1824 average charges / year - Property tax €1022 Property in condominium 191 lots Your advisor Isabelle MALLÉON BBii agency - 04 97 22 24 83 - 06 62 66 80 00 - www.bbii.fr Commercial agent registered with the RSAC of Nice under the Siret number: 523 835 346 000 25 Fees and charges :

Well condominium

191 lots in the condominium 156 000 € fees included



**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