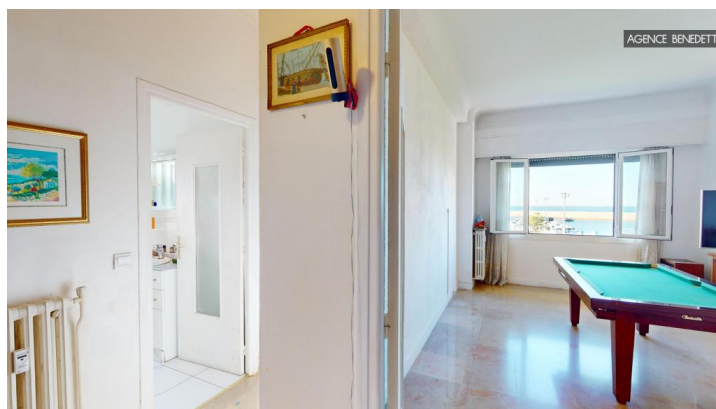


Nice - Sale - Apartment 4 rooms

Ref.: 4DQ39Z

820 000 €

Apartment with panoramic sea view – Parc Vigier / Franck-Pilatte



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Ref. : 4DQ39Z - 1/6

Description

Located in an elegant, luxury condominium in Nice, a secure and quiet residence, just steps from Vigier Park and the Reserve, this dual-aspect apartment immediately captivates with its exceptional brightness and breathtaking sea views.

Its spacious 29 m² living room, bathed in sunlight, opens onto a breathtaking panorama. Two large bedrooms (15 m² and 13 m²) offer comfort and tranquility, while the pleasant third (small) bedroom/office space (6.8 m²) is ideal for accommodating friends with a sofa bed, working remotely, or creating a reading nook. You'll also enjoy a bathroom with a window, a separate toilet, and a separate kitchen.

A cellar completes this property with its rare features.

Individual gas heating with a distributor

Electric meter meets standards

Energy Performance Certificate (DPE): D

Possibility to practice a liberal profession in the residence

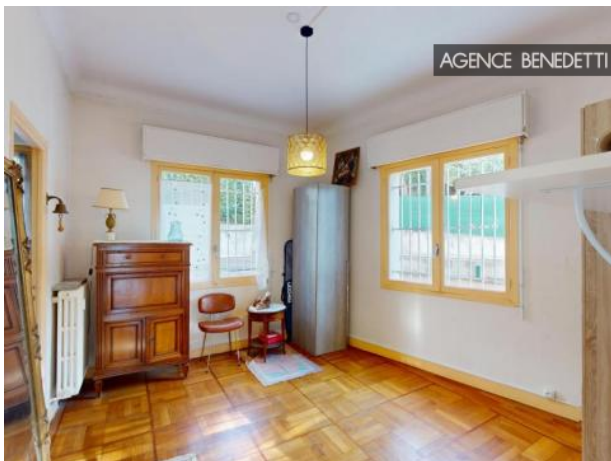
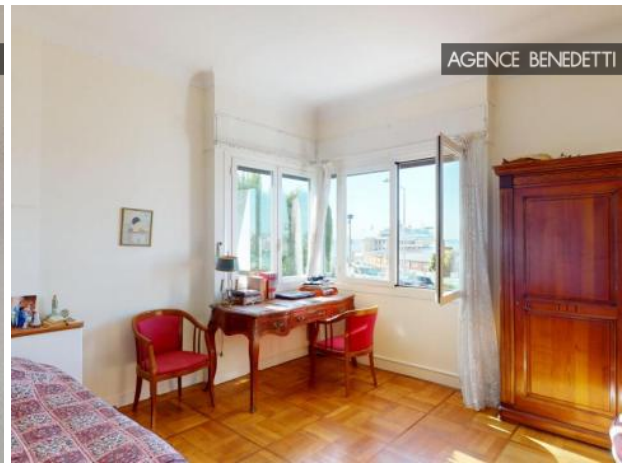
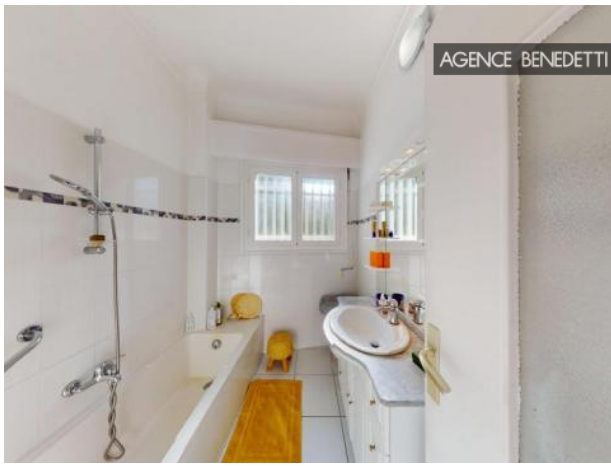
Surface area: 89.10 m² (Carrez law)

Optional: one underground parking space.

A rare property, combining prestige, comfort, and convenience (bus stop at the bottom of the building, airport 30 minutes by tram) in one of the most sought-after neighborhoods in Nice.

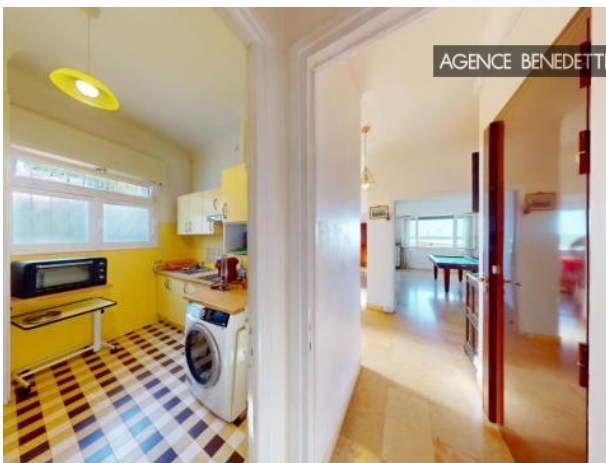
Specifications

Surface	89 m²
Number of rooms	4
Number of rooms	3
Number of bathrooms	1
Number of toilets	1
Number of cellars	1
Heating	
Hot Water	
Exposure	North East South South West
Services	Sea view, xm
	DPE : NC - GES : NC
Price	820 000 €





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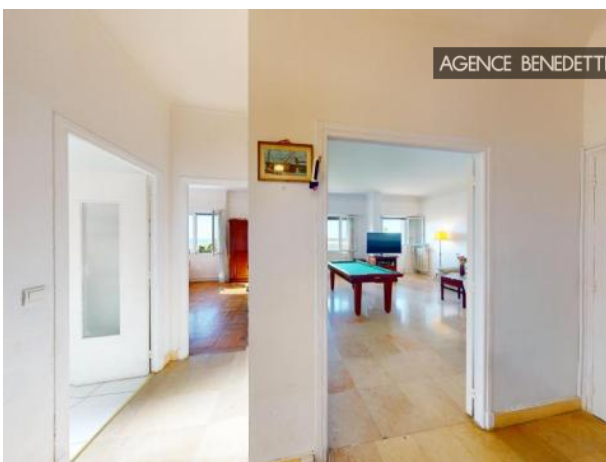
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