

## Price on request

### Contact agency

ELITIMO

7 Rue de Rivoli

06000 Nice

04 93 87 28 33 / [contact@elitimo.com](mailto:contact@elitimo.com)

**For sale apartment**

**2 rooms**

**Surface : 48 m<sup>2</sup>**

**Surface of the living : 28 m<sup>2</sup>**

**Exposition : Est Ouest**

**View : Ville**

**Hot water : Individuelle Chauffe-eau**

**Inner condition : Excellent condition**

**Standing : standing**

### Features :

Air conditioning, double glazing, Fenêtre PVC, Furnished, ALARM, intercom, Internet, Aéroport, bus, downtown, Cinéma, Shops, Gare TGV, SEA, park, Plage, Route principale, GYM, Supermarché, Tram

1 bedroom

1 WC

**Energy class (dpe) : C**

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

Document non contractuel

27/01/2026 - Prix T.T.C



## Apartment M1544 Nice

Located in the heart of the Fleurs district, just a few meters from the legendary Negresco Hotel and the Promenade des Anglais. In one of the most sought-after areas of Nice, close to the sea and its beaches, this superb 2-room apartment is entirely renovated with high-quality materials and great attention to detail. Every aspect has been designed to combine comfort, elegance, and functionality: a beautiful living area with a custom-made kitchen and central bar-style counter, a bedroom with two wardrobes, a modern shower room, a separate toilet, and a laundry area. This property features reinforced sound insulation, an efficient air conditioning system, designer lighting, and built-in speakers for a refined audio atmosphere. The apartment is sold fully furnished, decorated, and equipped – ready to move in or to rent out. A rare property in this area, not to be missed.

### Fees and charges :

Annual current expenses 1 080 €

Well condominium

