

Price on request

Contact agency

ELITIMO

7 Rue de Rivoli

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For sale apartment

3 rooms

Surface : 65 m²

Surface of the living : 28 m²

Year of construction : 1959

Exposition : Est Sud ouest

View : Aperçu Mer Jardin

Hot water : Individuelle Chauffe-eau

Inner condition : Excellent condition

Standing : standing

Features :

Air conditioning, CROSSING, electric blinds, electric shutters, SEAVIEW, Jardin en copropriété, lift, Accès privatif

Promenade, Immeuble classé/inscrit, intercom

1 bedroom

1 terrace

1 bathroom

1 shower

2 WC

Energy class (dpe) : E

Emission of greenhouse gases (ges) : D

Document non contractuel

30/01/2026 - Prix T.T.C



Apartment M1540 Nice

In one of the most iconic residences on the French Riviera, designed between 1947 and 1962 by the architects Georges and Michel Dikansky, discover this stunning top-floor apartment with elevator, just steps from the Promenade des Anglais. Set within a lush tropical garden enhanced by fountains, it benefits from direct and private access from the Promenade. This east/west-facing apartment features a well-thought-out layout: an entrance hall leads to all the main rooms, including a spacious living room flooded with natural light thanks to its southwest exposure. The open, fully equipped kitchen blends seamlessly with the living area, creating a warm and elegant atmosphere. Numerous floor-to-ceiling windows open onto the main terrace overlooking the residence's private park, with a glimpse of the sea in the background. The large master bedroom also provides direct access to this terrace. On the other side of the apartment, a veranda of about 12 m², which can serve as a second bedroom or office, opens onto a second east-facing terrace offering a side sea view — perfect for enjoying the morning sun. The apartment comes with many features to ensure optimal comfort: reversible air conditioning, reinforced door, electric blinds and shutters, hardwood floors, high ceilings. Two bathrooms (one with a bathtub) and two toilets complete this rare property, blending historic charm with modern comforts. Don't miss the chance to visit this exceptional home — contact us now!

