

**Price on request**

**Contact agency**

**Agence Capitole**

53 Promenade des Anglais

06000 Nice

04 93 44 76 32 / info@agencecapitole.com

**For sale apartment**

**2 rooms**

**Surface : 59 m²**

**Surface of the living : 28 m²**

**Year of construction : 1950**

**Exposition : Sud nord**

**View : Mer panoramique**

**Hot water : Collective**

**Inner condition : excellent**

**Building condition : Cleaning is**

**Features :**

lift, double glazing, gated

1 bedroom

1 shower

1 WC

**Energy class (dpe) : E**

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

Document non contractuel

09/10/2025 - Prix T.T.C



## Apartment 950 Nice

New Listing from Capitole Agency on the Promenade des Anglais Discover this stunning 2-room apartment of 59m² with generous proportions, offering a unique living environment and a breathtaking view. With its three-meter-high ceilings, typical of Nice's bourgeois buildings, this spacious two-room flat will charm you with its brightness and commanding position on the second-to-last floor of the Promenade des Anglais. The large double living and dining area of 28m², featuring three large windows, will treat you to a daily spectacle from dawn onward. Cleverly designed, the open kitchen connected to the living room allows you to fully enjoy this exceptional setting. The apartment, in excellent overall condition, is through-facing and equipped with air conditioning. It also includes a quiet bedroom with storage and a modern shower room with WC. The residence \*Le Petit Palace\*, located at 211 Promenade des Anglais, is a building dating from 1950, recently refurbished. Designed by architect Georges Cotton, it is a co-ownership of 24 apartments spread over 6 floors, accessible via a stylish open elevator that meets current standards. A rare opportunity not to be missed! Contact us for more information or to schedule a visit.

**Fees and charges :**

Well condominium

