

**Price on request**

**Contact agency**

**Agence BBii**

30 rue Mgr A.Daumas

06300 Nice

04 97 22 24 83 / bbii.immo@gmail.com

**For sale apartment**

**4 rooms**

**Surface : 78 m²**

**Surface of the living : 30 m²**

**Exposition : Est ouest**

**View : Montagne**

**Hot water : Collective**

**Inner condition : excellent**

**Building condition : GOOD**

**Features :**

lift, CALM, AIR CONDITIONING, double glazing

2 bedroom

1 terrace

1 shower

1 WC

1 garage

1 cellar

**Energy class (dpe) : D**

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

Document non contractuel

08/07/2025 - Prix T.T.C



### Apartment 8947/1 La Trinité

LA TRINITÉ Centre : BBii Exclusive! APARTMENT, CELLAR, GARAGE! Discover! Beautiful volume for this very beautiful 3/4 room apartment 78 m² (currently 3 rooms), bright and crossing on the penultimate floor, composed of: a hall, living room/dining room 30 m² opening onto a covered terrace, separate fitted kitchen, hallways, 2 bedrooms with storage, bathroom, separate WC, not overlooked with a completely unobstructed view to enjoy the sun! Cellar, Garage, no work required, close to all amenities. Services : air conditioning, recent electricity, double glazing, electric roller shutters, electric blinds, in excellent condition! Discover it now! €369,000 including tax - Energy Class E - Agency fees payable by the seller No proceedings in progress Annual charges: €3,324 average charges/year (all collective) Property in co-ownership BBii Agency - 06 62 66 80 00 - 04 97 22 24 83 Fees and charges : Annual current expenses 3 324 € Well condominium

