378 993 €

Contact agency

Agence BBii

30 rue Mgr A.Daumas

06300 Nice

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

For sale apartment

3 rooms

Surface : 71 m²

Surface of the living : 31 m²

Year of construction : 1939

Exposition : Est ouest

View : Citadine

Hot water : Individuelle électrique

Inner condition : excellent

Building condition : GOOD

Features :

lift, CALM, AIR CONDITIONING, double glazing

2 bedroom

2 terraces

1 shower

1 WC

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : C

Document non contractuel

08/05/2025 - Prix T.T.C

Apartment 889304 Nice

FOR SALE - 3-room apartment - NICE (06100) Discover this charming 2-bedroom apartment ideally located in the sought-after Cessole district of Nice. Nestled in a characterful building dating back to the late 1930s, this apartment combines old-world charm with modern comfort. Main features: • Surface area: 3 spacious and bright rooms • Exposure: West/East, offering beautiful light throughout the day • Bathrooms: Modern shower room and separate toilet • Comfort: Reversible double split air conditioning and double-glazed windows for optimal thermal comfort • open equipped kitchen • Monthly charges: €143 • Property tax: €1,347 • Energy performance: Energy class C / GHG emissions C Sector strengths: Located on Boulevard de Cessole, this property enjoys a prime location in a quiet, residential area, yet is close to all amenities. Just a stone's throw away: • Public transport: Easy access to bus and tram lines to reach the city center quickly • Shops: Bakeries, supermarkets, pharmacies and boutiques in the immediate vicinity • Schools and services: Educational establishments and healthcare professionals just a few minutes away • Pleasant neighborhood life: A peaceful setting with numerous green spaces and a friendly atmosphere This apartment is ideal for a family or a couple looking for a ready-to-move property in a sought-after area of Nice. For any additional information or to arrange a visit, contact us now. An opportunity to seize quickly! Price: €379,000