

Price on request

Contact agency

Cot'Ouest Immobilier

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For sale apartment

3 rooms

Surface : 77 m²

Surface of the living : 23 m²

Year of construction : 1980

Exposition : Sud est

View : Mer panoramique

Hot water : Collective

Inner condition : a refresh

Standing : luxury

Building condition : GOOD

Features :

cellar, gated, double glazing, Proche ecole et commodités, CARETAKER, lift, AIR CONDITIONING

2 bedroom

1 terrace

1 shower

1 WC

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : D

Document non contractuel

29/12/2025 - Prix T.T.C



Apartment Nice

NICE WEST – Napoléon III CORNER 3-ROOM APARTMENT / PENULTIMATE FLOOR / PANORAMIC SEA VIEW / 40m² TERRACE Located within a high-end residence set in a large landscaped park featuring a swimming pool, pool-house, tennis courts, and children's playgrounds, discover this stunning apartment on the penultimate floor, offering a rare and privileged living environment. With an area of 78 m², this apartment impresses with its generous spaces and its beautiful 40 m² circular terrace, a true extension of the living area, boasting breathtaking panoramic sea views over Cap Ferrat. Currently configured as a 2-room apartment, it can be converted back into a 3-room layout (renovations at the owner's expense), depending on your needs. It currently comprises: - A spacious double living/dining room flooded with natural light - A fully equipped separate kitchen with utility room - An air-conditioned bedroom - A shower room - A separate toilet - Two large walk-in closets providing optimal storage comfort A communal parking area is available within the residence. The property is sold with a cellar. ? A rare property combining prestige, comfort, and exceptional views, perfect as a primary or secondary residence. Features: Double glazing, air conditioning, fiber optic internet, intercom,... Information on the risks this property is exposed to can be found on the Géorisques website: www.georisques.gouv.fr This property is presented by

Cot'Ouest Immobilier Napoléon III Agency Tel 04 92 09 12 01

