

**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**

**3 rooms**

**Surface : 56 m²**

**Surface of the living : 18 m²**

**Year of construction : 1985**

**Exposition : Est ouest**

**View : Citadine**

**Hot water : Individuelle gaz**

**Inner condition : GOOD**

**Building condition : Cleaning is**

**Features :**

lift, CALM, garden, Volets roulant manuel

2 bedroom

1 terrace

1 bathroom

1 WC

1 cellar

**Energy class (dpe) : D**

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

Document non contractuel

13/07/2025 - Prix T.T.C



### Apartment 8829/14 Nice

NICE SAINT ROCH : Near the market square! APARTMENT, SMALL GARDEN, BALCONY! CELLAR! For sale, beautiful 2/3 room apartment of approximately 56 m²: hall, living room with open fitted and equipped kitchen opening onto a 25 m² garden, 1 bedroom with storage opening onto a balcony, office, bathroom, separate toilet, storage, cellar. New gas boiler, electric roller shutters (manual office and kitchen), security door, recent renovation and common areas. Located close to amenities and tram. Energy class D - €249,000 including tax BBii Agency Isabelle MALLEON 04 97 22 24 83 - www.bbii.fr Agency fees payable by the seller No proceedings in progress Annual charges: €1,440 average charges/year (cold water, condominium maintenance) Property in co-ownership Contact us for more information

Fees and charges :

Annual current expenses 1 440 €

Well condominium

