

## 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

5 rooms

Surface : 109 m²

Surface of the living : 32 m²

Year of construction : 1965

Exposition : Sud est

Hot water : Individuelle électrique

Inner condition : to renovate

Building condition : Cleaning is

### Features :

CARETAKER, lift, CALM, double glazing,  
Manual shutters, gated

4 bedroom

2 terraces

1 bathroom

2 WC

1 cellar

Energy class (dpe) : E

Emission of greenhouse gases (ges) : E

Document non contractuel

18/01/2026 - Prix T.T.C



## Apartment 8909 Paris

Near Place des Droits de l'Enfant (Alésia metro), in a charming and family-friendly bourgeois building of good standing, large adaptable 5/6-room apartment with two balconies, including a quiet and sunny 7m² one in the afternoon, 1.5m wide. Open-plan kitchen ready to be fitted, built-in cupboards, two bathrooms, a cellar. To be renovated to your taste. Building facade renovated in 2022-2023. Layout plans and quotes available upon request. Viewings available every day, including Saturdays, Sundays, and public holidays. Marion BATELLIER, BBii agency, 0634686245  
Agency fees of €35,000 included in the price of €985,000

Fees and charges :

Annual current expenses 5 040 €

Well condominium

33 lots in the condominium

Entrée	10.48
Chambre 1	11.17
Chambre 2	12.14
Chambre 3	9.93
Chambre 4	9.96
Chambre 5	11.49
Cuisine	9.28
Salle de bain	5.87
WC suite	1.38
Dispositif WC	1.96
Couloir avec placards	6.89
Cellier	1.2
TOTAL	109.4

