

2nd floor apartment 103m to be renovated, 3/4 rooms, 2 beds, 2 baths. Cellar. Possible to buy fully renovated



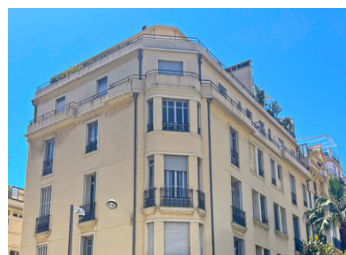
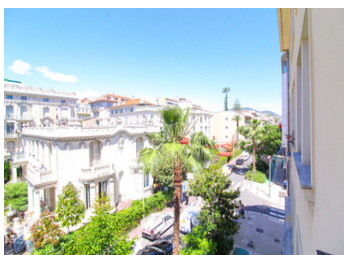
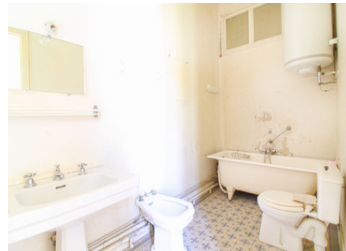
## INFORMATION

Town:	Nice
Department:	Alpes-Maritimes
Bed:	2
Bath:	2
Floor:	107 m2
Plot Size:	0 m2

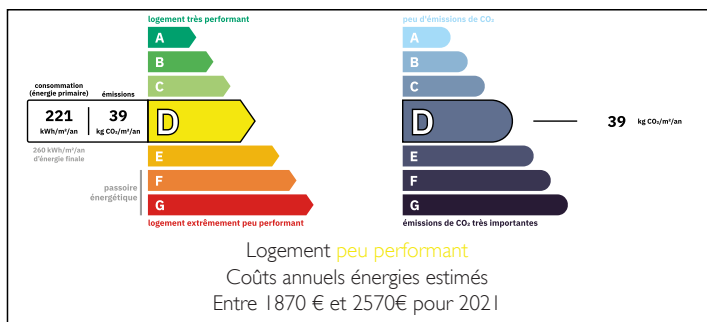


## IN BRIEF

Carré d'Or Marechall Joffre. Exceptional location. On the second floor with elevator of a period building.

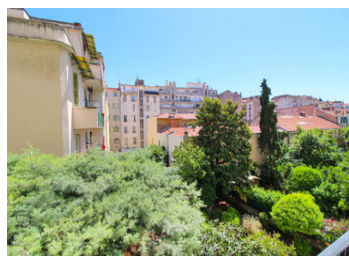


## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## DESCRIPTION

107 m<sup>2</sup> apartment configured as 3/4 rooms with double living/dining room.

Spacious bedrooms (17 m<sup>2</sup>) - 2 shower rooms - Separate kitchen. Parquet flooring - High ceilings - Moldings.. South-North facing. Unobstructed views of the garden. Cellar.

To renovate. Possibility of sale FULLY RENOVATED.

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## LOCAL TAXES

**Taxe foncière: 1892 EUR**

## NOTES