



# AGENCECAPITOILE.COM

L'IMMOBILIER SUR LA PROMENADE DES ANGLAIS

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**365 000 €**

**For sale apartment**

**3 rooms**

**Surface : 69 m²**

**Surface of the living : 27 m²**

**Exposition : Sud nord**

**View : Citadine**

**Hot water : Collective**

**Inner condition : good**

**Standing : improved plan**

**Building condition : good**

**Features :**

lift, double glazing, gated, calm, electric shutters

2 bedroom

1 terrace

1 shower

1 WC

1 cellar

#### Legal information

365 000 €

Fees paid by the owner, well condominium, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



### Apartment Nice

New in your neighborhood Rue Renoir, perpendicular to Rue de France, on the 4th floor with elevator, 3 rooms 69m² + balcony, including: Entrance with hallway, pretty living/dining room of 27m² facing south, independent fitted kitchen, two bedrooms, shower room, separate WC, storage space and cellar in the basement. Apartment in good general condition, crossing South/North and quiet, well located, close to all shops and 100 meters from the Promenade des Anglais.

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E  
Estimated annual energy between 1460 and 2020 € (reference year 2021)  
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