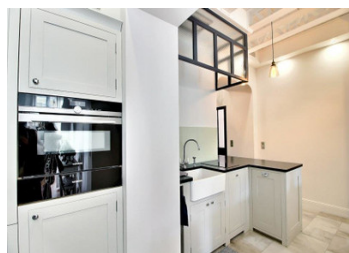
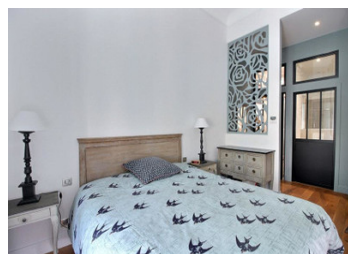
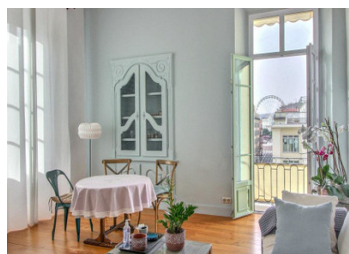


Bourgeois 2-Bedroom Apartment With Balcony - Nice Old Town.



INFORMATION

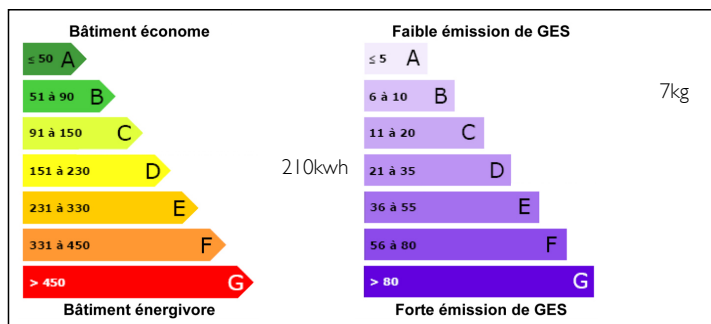
Town:	Nice
Department:	Alpes-Maritimes
Bed:	2
Bath:	0
Floor:	76 m2
Plot Size:	0 m2



IN BRIEF

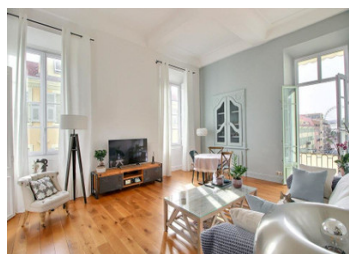
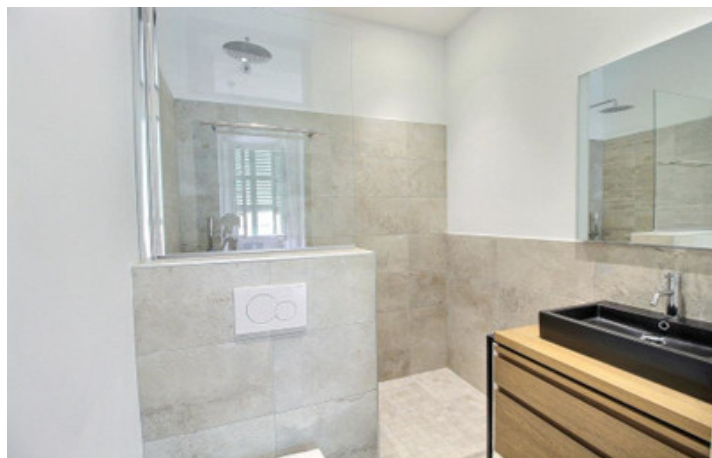
Nice Old Town, Leggett is delighted to offer you this 2 bedroom Bourgeois apartment with 2 bathrooms and a balcony finished to an exceptionally high standard. Early viewing strongly recommended. Nearby parking available in the Palais de Justice car park facility on a subscription basis.

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

Nested in the heart of the old town, in one of the most popular areas of Nice, this 2 bedroom apartment with a balcony is tastefully renovated and exudes quality and refinement.

It is ideally located just 200 metres from the Quai des Etats Unis , close to all retail outlets, eating establishments with a wide range of cuisine and numerous transport links, which facilitate your journey to and from its curiosities.

The property will delight city lovers and visitors alike; and for the financially astute, it represents a reliable and lucrative rental investment for the long Nicois tourist season and can be enjoyed by its new owners as they wish.

Internally, it offers a host of appealing period features in bright and spacious accommodation with an elegant lounge with full-height French windows, through which the Cote d'Azur's signatory warm light streams reliably. A modern kitchen sits adjacent and is planned with intelligent use of space and includes all modern conveniences.

As soon as you cross the threshold and enter the vestibule of this charming property, you will be seduced by its yesteryear features. You will be quickly transported by elevator to the third floor, where 76 square metres of spacious and bright accommodation await.

A welcoming entrance hall leads you into an elegant lounge, which is bathed in Mediterranean sunlight from two sides and it has a balcony, where the secrets and activities of Place...

NOTES