

SALE APARTMENT - NICE GARIBALDI - SALE 2 PIÈCES PORT GARIBALDI



**Price : €279,000**

Notary fees and land registration taxes excluded

Vendor fees: €13,950

Price without fees: €265,050

Ref : 6017

# Description

PORT / GARIBALDI:

Close to Place du Pin, in a beautiful building with renovated common areas, magnificent 2-room apartment on the 2nd floor with balcony.

Very bright, and offering a high standard of renovation, the apartment consists of an entrance with cupboard, a living room with fitted kitchen, a bedroom with storage and a bathroom with wc.

Sold furnished.

Surface : 32m<sup>2</sup>

Floor : 2nd

Rooms : 2

Bedrooms : 1

Balconies : 1

DPE : 177 kWh/m<sup>2</sup>.an

GES : 31 kg CO<sub>2</sub>/m<sup>2</sup>.an

# Equipment

Air-conditioning

Double glazing

Lift

# District

Garibaldi

A landmark in Nice, Place Garibaldi is the oldest large place of the city. Originally a royal type (its ways converged in diagonal to let stagecoaches turn smoothly), with the arrival of motor vehicles this square became a very busy intersection connecting the port to Place Masséna, and to the areas of the Paillon valley. Then, the development works of line 1 of the Tram, this memorial place fully renovated was returned to pedestrians. With its surface of 6,500 m<sup>2</sup>, this beautiful square planted with trees encourages idleness, farniente and stopping for nibbles at one of the many cafés and restaurant terraces. The façades of the 19th century buildings were restored in the Niçois spirit and adorned with superb decorations in trompe-l'œil inspired by the original architecture.

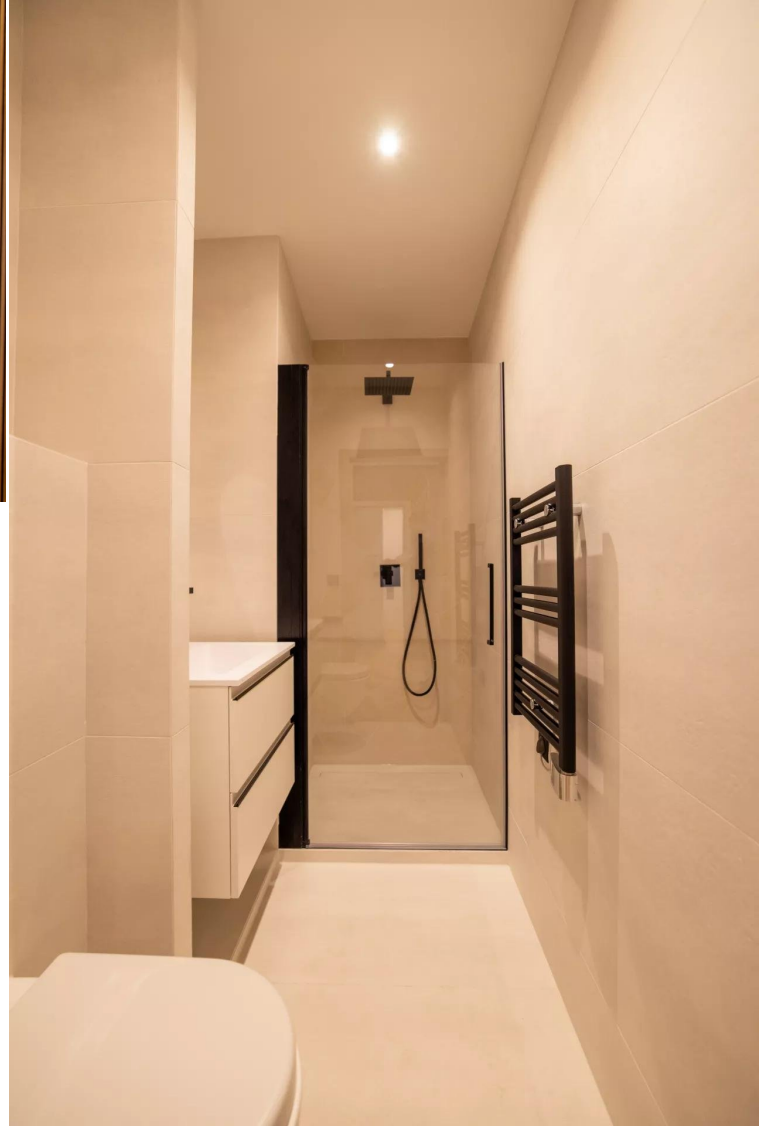


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## Photos



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