

SALE APARTMENT - NICE RIQUIER - NICE RIQUIER, NEW PROGRAM, 2 ROOM FLAT
OF 45M2 WITH TERRACE



Price : €315,000

Notary fees and land registration taxes excluded

Vendor fees: €15,120

Price without fees: €299,880

Ref : **A401**



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Description

On the 4th floor of a magnificent new building (delivery in December 2024),
We present you a large 2 rooms flat of more than 45m2 new, benefiting from a sunny terrace exposed to the west.
Coming from a new building, you would benefit from equipment and materials respecting the last quality standards in force.

Garage and parking available in addition.

Surface : 45m²

Floor : 4th

Rooms : 2

Exposure : North

Bedrooms : 1

View : City

Balconies : 1

Equipment

Double glazing

PVC window

Internet

Disabled access

Lift

Intercom

District

Riquier

On the Eastern side of the city, near the port, this ancient working-class area enjoyed new interest with the arrival of the Tram, the pedestrian zone of Rue de la République and the opening of the Universtiy Saint-Jean-d'Angély. Despite these refurbishments, Riquier still offers a range of properties and prices more homogenous than at the centre of Nice. This modernization of an area that used to be in the process of impoverishment had a real positive effect on its attractiveness for the local population and investors. The small surfaces are much in demand by students and young couples. The development of this former industrial plain also offers family flats at moderate prices.

Photos



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