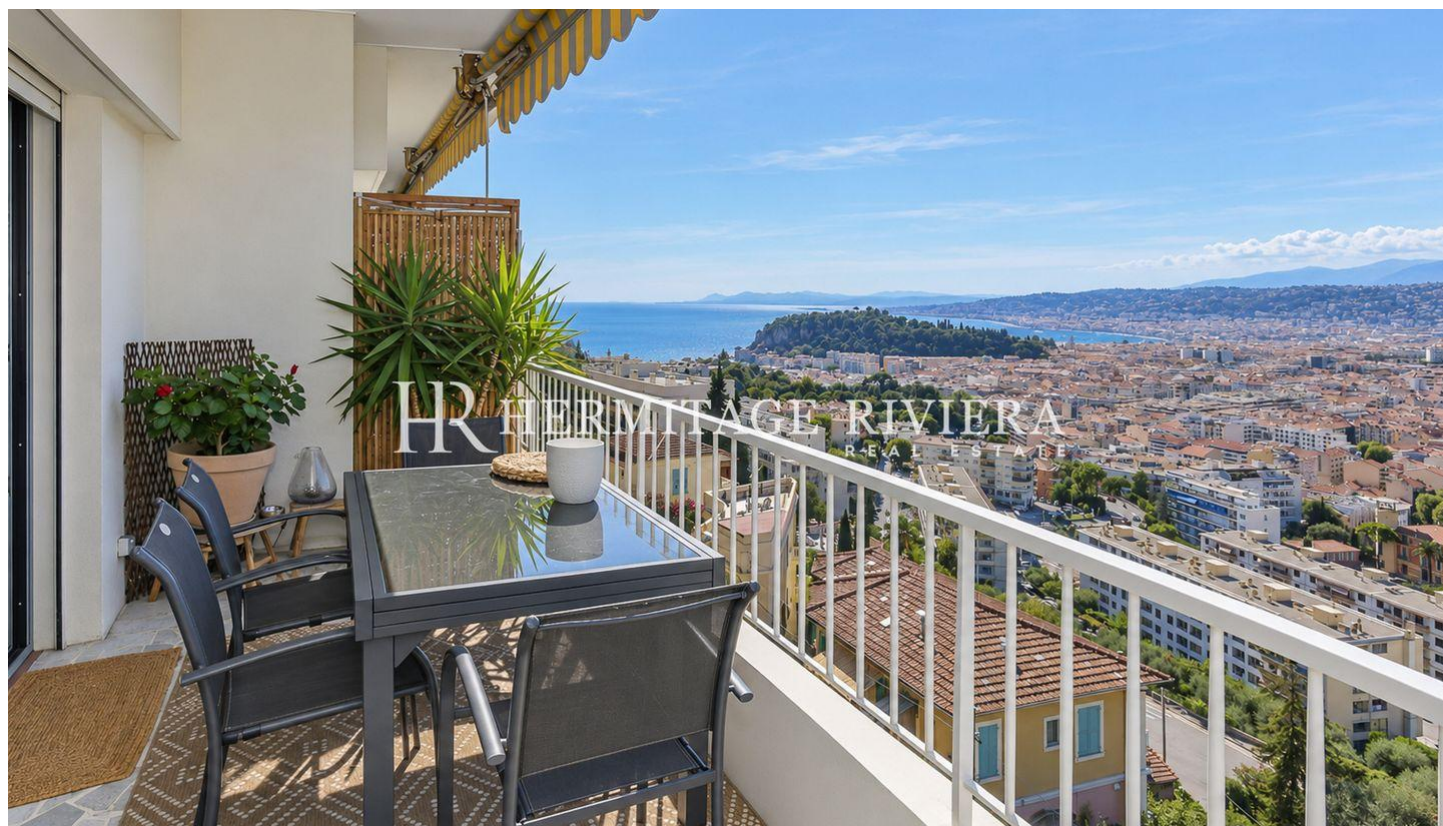


Apartment Nice Mont Boron 2 bedroom apartment - Calm - Terrace and sea view



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630 000 €

Agency fees borne by the vendor

LIVING SURFACE **68 m²** TERRACE **23 m²** BEDROOMS **2** VIEW **Sea**

Recently renovated two-bedroom apartment located in the sought-after residential area of Nice Mont Boron, offering approximately 68 sqm of living space and a generous 23 sqm terrace. Situated on the second floor of a well-maintained residence with lift, the apartment benefits from a desirable south-west exposure and pleasant sea views. The accommodation comprises a living area opening onto the terrace, a separate fully equipped kitchen, two bedrooms and two bathrooms.

The spacious terrace provides an attractive outdoor living area, ideal for dining and relaxing while enjoying the Mediterranean setting. Presented in excellent condition, the property also benefits from a cellar and a private parking space within the residence. An attractive renovated apartment combining generous outdoor space, sea views and a sought-after Mont Boron location, within easy reach of the Port of Nice and the seafront.

Property details

Floor	2	Cellar	Yes
Year built	1972	Parking	1
Orientation	South, West	Land tax	1 704 € / year
Property condition	Excellent	Annual charges	3 420 €
Elevator	Yes	DPE	D (173 kWh/m ² /year)
Kitchen	separate fitted kitchen	Consumption	1 003 € to 1 357 € / year
Terrace area	23 m ²	GES	D (35 kg CO ₂ /m ² /year)

















