



PR PROPERTIES
THE PERFECT HOME
BY KELLER WILLIAMS

PR PROPERTIES

AGENCY — NICE

NICE — PROVENCE-ALPES-CÔTE D'AZUR

3-room apartment with garden Promenade des Anglais

€ 756.000

PRICE

105 m²

SQUARE METRES

2

ROOMS

The Spaces





DESCRIPTION


3-room apartment with garden Promenade des Anglais


Exclusive! On the Promenade des Anglais facing the sea and close to the Negresco! In a luxury bourgeois building, this ground floor apartment offers exceptional development potential, with a generous 105 sqm. As soon as you enter, you will be seduced by a large and bright 43 sqm living room and its semi-open kitchen in need of renovation, ideal for moments of conviviality with family or friends. The apartment also includes two large bedrooms, two bathrooms and a laundry room for optimal comfort. The main

asset of this property resides in its private 40 m² south-facing garden, which offers a rare outdoor space where you can relax and enjoy the sun by the sea. In addition, a wine cellar completes the property, offering additional storage space. Ideally located in close proximity to all stores and within walking distance of the East-West tramway, this apartment benefits from a privileged location, combining living comfort and everyday practicality. A unique opportunity to seize without further delay!

 **105 m²**
AREA

 **2**
ROOMS

 **2**
BATHROOMS

 **€ 756.000**
PRICE

FEATURES



CELLAR



COMFORTABLE
TO THE
SERVICES



GARDEN



EXCLUSIVE
POSITION




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CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.



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