

285 000 €

For sale apartment

2 rooms

Surface : 40 m<sup>2</sup>

Surface of the living : 16 m<sup>2</sup>

Year of construction : 1991

Exposition : Est

View : Aperçu mer

Hot water : Individuelle électrique

Inner condition : excellent

Standing : luxury

Building condition : good

Features :

cellar, gated, double glazing, near school  
and amenities

1 bedroom

1 terrace

1 shower

1 WC

1 garage

1 cellar

#### Legal information

285 000 €

Fees paid by the owner, well  
condominium (24 lots in the condominium),  
annual current expenses 1 404 €  
(117 € monthly), no current procedure,  
information on the risks to which this  
property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr)



### Apartment 5016 Nice

**NICE WEST LANTERN EXCLUSIVE SWIMMING POOL/LARGE TERRACE 15 M<sup>2</sup>/GARAGE/SEA VIEW** In the absolute CALM of a small, secure luxury residence with a beautiful swimming pool, Cot'Ouest Immobilier offers you this pretty 2-room apartment on a high floor, located in Haut LANTERNE, the most sought-after district of Nice Ouest. The major asset of this light-filled apartment lies in this large covered TERRACE of more than 15 m<sup>2</sup> extending from the living space or bedroom, benefiting from a pleasant open view without vis-à-vis and a SEA VIEW. In very good general condition, this property includes all the expected services such as the fitted kitchen, the Italian shower, the separate WC, the air conditioning and the double glazing. A GARAGE and a CELLAR complete this property. Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr) This property is presented to you by the COT'OUEST Immobilier...

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A  
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