



## LUXURY BY BLUE

INTERNATIONAL REALTY

Large 2-bedroom apartment with garden in the heart of Cimiez



Nice - 775 000 €

Ref. 7284905

Located in the heart of Cimiez, this large, south-facing 3-room apartment offers a large 45 m<sup>2</sup> garden-terrace elevated 2 levels from a little-used alleyway.

It comprises a large 13 m<sup>2</sup> entrance hall opening onto a 38 m<sup>2</sup> living room opening onto the terrace-garden.

The sleeping area, well separated from the living space, comprises a corridor leading to 2 large en suite bedrooms, each approx. 15 m<sup>2</sup>. One with bathroom, the second with shower room.

A large, very healthy cellar completes this property.

Bus stop in front of the residence, shops, pharmacy, schools and health center in the immediate vicinity.

Living area : 98 m<sup>2</sup>

Bedrooms : 2

Exposition : South

Rooms : 3

✓Cave

✓Terrace



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Property tax : 1 640 €

Fees payable by vendor



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