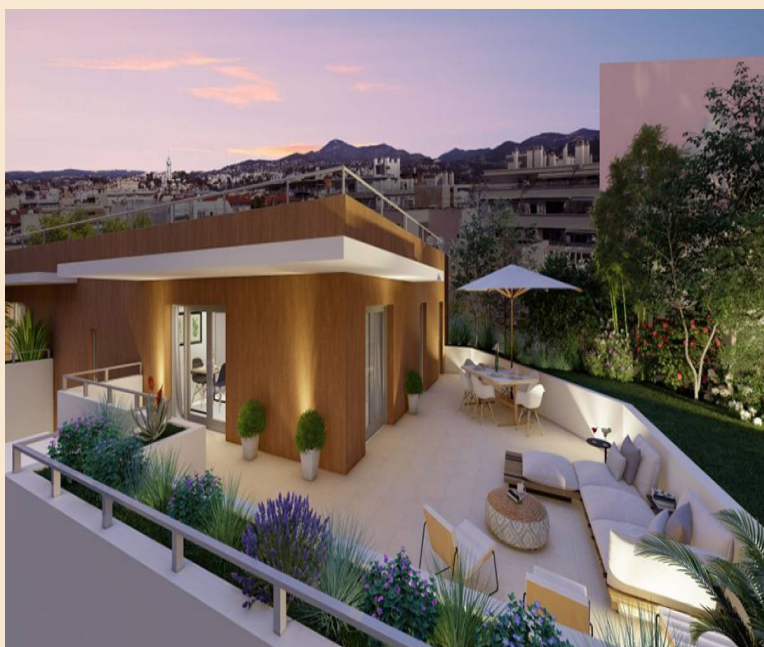


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## 2 bedroom New Build in Alpes-Maritimes

Nice , Alpes-Maritimes , Provence-Alpes-Cote d'Azur



**€470,000**

inc. of agency fees

2 Beds

65 sqm

A City With Incomparable Charm Bordered By 7 Km Of Beaches And Its Famous Promenade Des Anglais, Nice Is A City Rich In History And...

### At a Glance

**Reference** MFH-  
PROAN2227981

**Bed** 2

**Near to** Nice

**Pool** No

**Price** €470,000

**Hab.Space** 65 sqm

**Land Tax** N/A

### Property Description

## A CITY WITH INCOMPARABLE CHARM

Bordered by 7 km of beaches and its famous Promenade des Anglais, Nice is a city rich in history and culture. Jewel of the Riviera, this beautiful cosmopolitan perfectly knows how to combine the charm and gentleness of the south and the excitement of a local life rich in events and luxury tourism.

## A PRIVILEGED LOCATION

In the heart of the Riquier district, your future new residence in Nice Center offers you privileged access to all the pleasures of the city. In just a few steps, you can stroll along the seafront, discover the most beautiful boutiques, enjoy a delicious lunch on the terrace, sunbathe or consider a getaway to Corsica or Sardinia. In addition, you will benefit from immediate proximity (less than 500 meters) to all means of public transport, such as bus, tram or train.

## CONTEMPORARY AND GREEN ARCHITECTURE

This new luxury residence in Nice Center features contemporary architecture which highlights the surrounding green spaces. The emphasis is placed on creating a green and pleasant environment for residents.

## EXCEPTIONAL APARTMENTS

Let yourself be seduced by your future apartment, from 2 to 4 rooms, whose surfaces and premium interior services have been carefully designed to offer you comfort and serenity all year round. Residents will also be able to take full advantage of the last rays of sunshine from their outdoor space, in the heart of the city.

In short, the new residence in Nice Center offers an exceptional living environment in this city with incomparable charm. Its privileged location, its contemporary architecture and its quality accommodation make it an ideal place of residence for those seeking comfort, serenity and proximity to the attractions of Nice.

### Summary

Property type:	New Build and Off-Plan
Bedrooms:	2
Price	€470,000

### Key Information

Internal Area:	65 sqm
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**Location: Provence-Alpes-Cote d'Azur**



## Gallery



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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days cooling off period has expired. It takes an average of three months to buy a property in France.

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my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

**S. and L. BROWN**



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