

Exceptional 3-room apartment at Place Garibaldi, renovated with high-end finishes



## INFORMATION

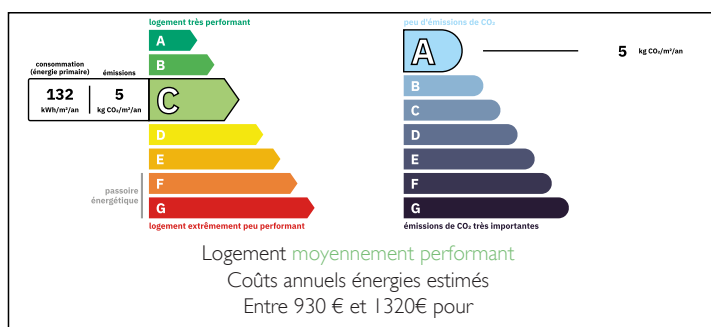
Town:	Nice
Department:	Alpes-Maritimes
Bed:	2
Bath:	1
Floor:	89 m2
Plot Size:	0 m2

## IN BRIEF

This exceptional 3-room apartment at Place Garibaldi offers a rare combination of elegance, comfort, and prime location. Recently renovated with high-end finishes, it features a spacious living area of 41m<sup>2</sup> with an open-plan equipped kitchen, perfect for entertaining. The apartment includes two comfortable bedrooms, each with its own en-suite bathroom, providing privacy and luxury. Located just steps from Old Nice and major cultural landmarks, residents benefit from vibrant city life combined with peaceful living. Additional amenities include air conditioning, double glazing, elevator access, and a private cellar. This unique property is ideal for those seeking a stylish home or investment opportunity in the heart of Nice.

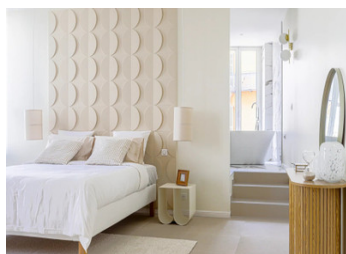
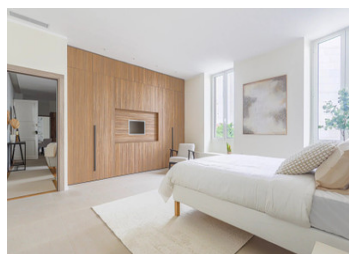


## ENERGY - DPE



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Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## DESCRIPTION

### The Overview

This exceptional 3-room apartment is located in the prestigious and vibrant Place Garibaldi area in the heart of Nice. Recently renovated with premium materials and exquisite attention to detail, the property perfectly combines historic charm with modern comforts. Spanning approximately 90 m<sup>2</sup>, the apartment boasts a spacious living area of 41 m<sup>2</sup> that seamlessly integrates with a fully equipped open-plan kitchen, creating an ideal space for socializing and everyday living. Featuring two generous bedrooms, each with its own en-suite bathroom, this residence ensures privacy and luxury for its occupants. Additional high-end features include reversible air conditioning, double glazing for sound and thermal insulation, and elevator access for convenience. This property offers a rare opportunity to experience sophisticated city living in one of Nice's most sought-after neighborhoods, with immediate access to cultural landmarks, restaurants, and the historic Old Town.

### The Layout

Upon entering the apartment, you are welcomed into a bright and expansive living space designed to maximize both comfort and functionality. The open-plan living and dining area, measuring 41 m<sup>2</sup>, benefits from large windows that flood the space with natural light while offering stunning views over the Place Garibaldi. The fully equipped kitchen is thoughtfully designed with modern appliances and ample storage, creating an inviting space for culinary activities. The apartment includes two spacious bedrooms, both featuring en-suite bathrooms finished with quality fixtures and contemporary designs, enhancing the feeling of luxury throughout the home. Practical amenities such as ample built-in storage, high ceilings, and carefully...

## LOCAL TAXES

Taxe habitation: EUR

## NOTES