



274 523 €

For sale apartment

3 rooms

Surface : 75 m<sup>2</sup>

Surface of the living : 37 m<sup>2</sup>

Year of construction : 2026

Exposition : Sud

View : Campagne

Hot water : Individuelle thermodynamique

Inner condition : new

Standing : residential

Building condition : new

Features :

Lift, Double Glazing, Secured residence,  
Calm, residential, Visitor Parking

2 bedroom

1 terrace

1 bathroom

1 WC

1 parking

#### Informations légales

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Honoraires à la charge du vendeur, well  
condominium(37 lots in the condominium),  
annual current expenses 1 800 € (150 € par  
mois), aucune procédure en cours,  
information on the risks to which this  
property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr)



## Apartment 1889 Nice

Privileged location -Located at the foot of the town of Colomars -near Pont de la Manda and Nice Lingostière - NEW PROGRAM DELIVERABLE JUNE 2026 Small residence of very good standing - on quiet, sunny landscaped grounds - 3-room apartment 75 m<sup>2</sup> located on the 3rd and last floor - living room of 37 m<sup>2</sup> - 1 Beautiful bedroom of 16m<sup>2</sup> - another of 10m<sup>2</sup> - a bathroom - - private parking. Calm and sunshine Reduced notary fees - New sound and thermal standards - Eligibility Requirements- Non-contractual photos - Documentation on request or contact: 06 16 30 27 91

Energy class (dpe) : A - Emission of greenhouse gases (ges) : A  
Estimated annual energy between 500 and 700 € (reference year 2024)  
Document non contractuel - 29/04/2024

