

# BY BLUE

INTERNATIONAL REALTY

Nice Libération - apartment with business premises



Nice - 720 000 €

Ref. 83721090

Mixed-use premises in very good condition on 2 levels, comprising a 101 m<sup>2</sup> loft apartment with separate entrance, a 72 m<sup>2</sup> street-facing premises with separate entrance, a 32 m<sup>2</sup> garage and an outdoor parking space.

Residential, quiet but close to everything.

The apartment features a large, bright open-plan kitchen, 2 living rooms, 3 bedrooms (one en suite), a large shower room and a separate toilet.

The premises comprise 2 very large rooms and a storage room or 3rd office.

The garage can accommodate 2 large cars. The parking space can be dedicated to customers.

Numerous configurations are possible.

Great conversion potential.

Living area : 174 m<sup>2</sup>

Bedrooms : 0

Exposition : South

Rooms : 7

# BY BLUE

INTERNATIONAL REALTY

Fees payable by vendor

# BY BLUE

INTERNATIONAL REALTY

