



#MLS **FR367787**

NICE - GAIRAUT

Nice Gairaut – House 6 Bedrooms 200 sqm With Seaview Terrace

2 625 000 €

Pièce(s) 7

Surface **342m2**

Chambre(s) 5

Salle(s) de bain(s)

Garage 0

Exceptional property with a garden of 1400 sqm composed of 2 houses with separate entrances. The first house is 200 sqm with a reception area, an american kitchen of more than 60 sqm, 5 bedrooms, (4 with bathrooms), laundry, terrace with sea view on the living room and another terrace with jacuzzi. Possibility to create a swimming pool. The second house of 150 sqm, currently used as a shop, is easy to transform. Garage and parking.

Surface : **342 m²**
Séjour : **61.48 m²**
Terrasse : **50 m²**
Balcon : **1396 m²**

Chambre(s) : **5**
Garage : **1**

Etat : **Bon état**
Vue : **Mer**
Exposition : **Sud-Ouest**
Climatisation : **1**
Cuisine(s) : **Américaine**

Taxe foncière : **2800 €**

GES : **Classe D**
(21 à 35
kgeqCO2/m2.an)
Honoraires :
Vendeur



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