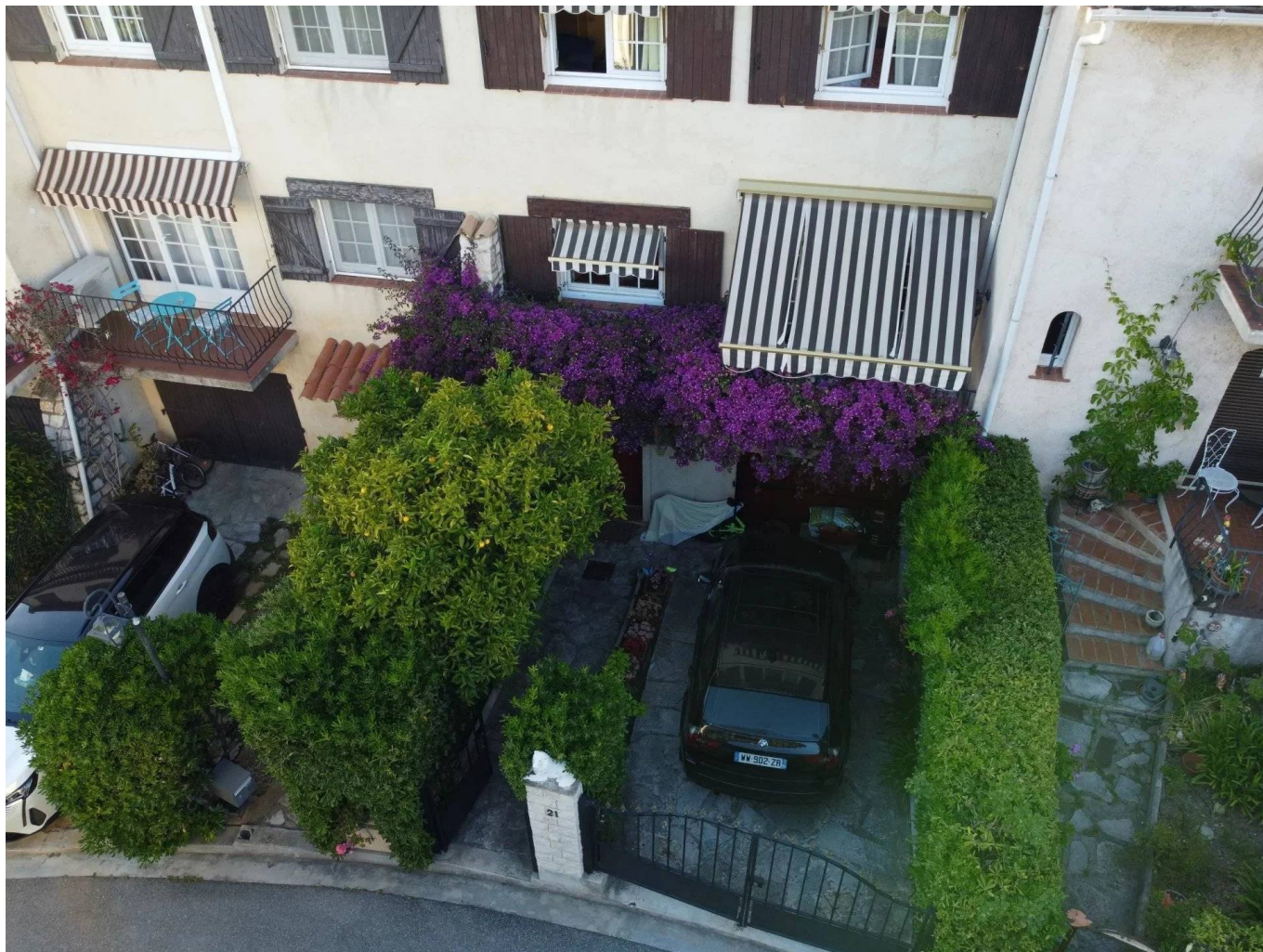


for Sale to Nice



107 sqm | Bathrooms: 2 | Bedrooms: 4 | Rooms: 6

Nice West □ Avenue de la Lanterne

In the heart of a sought-after private residential complex on Avenue de la Lanterne, we offer this pleasant family villa with 107 m² of living space, plus an additional 13 m² corresponding to the former garage, now converted into a habitable space.

Nestled in a quiet and green residential area, the property offers a privileged living environment, just minutes from the Promenade des Anglais, the airport and the city centre.

The villa is composed as follows:

On the ground floor, a pleasant entrance leads to a study, a bathroom with shower and toilet, and the former garage, now converted into a comfortable additional space. This space could be used as a guest bedroom, a private space for a teenage child, a playroom, or a professional office.

On the garden level, there is a bright double living room with access to a balcony, a separate kitchen that can easily be opened onto the living room to create a spacious and modern living area, a pantry, a separate toilet, and direct access to the garden, a pleasant, private outdoor space sheltered from prying eyes.

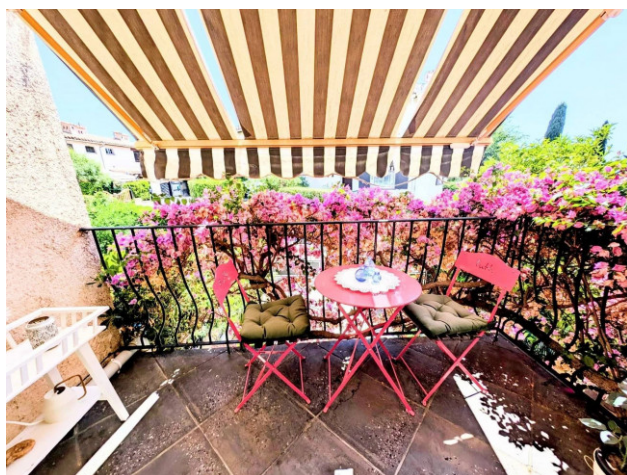
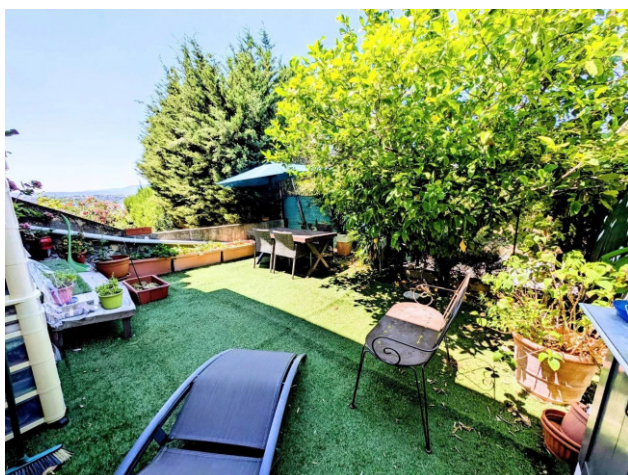
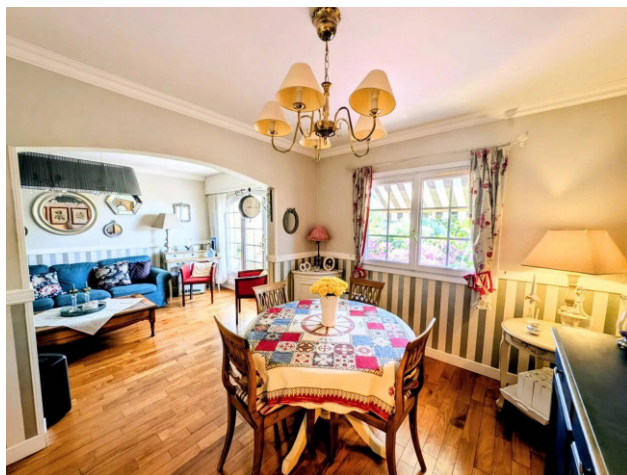
Upstairs, the sleeping area includes three beautiful, spacious and bright bedrooms, with splendid open views of the hills and a glimpse of the sea, as well as a bathroom with a whirlpool tub.

A private parking space is located right in front of the house; guest parking spaces are also available within the residence.

This villa represents an excellent opportunity for a family looking to live in a quiet and safe environment, enjoy a pleasant outdoor space, and have all the main amenities within walking distance, in one of the most sought-after areas of Nice West.

Property details

Ref.: 14356	Reason: Sale
Type:	Region: Provenza-Alpi-Costa Azzurra
Province: Alpes-Maritimes	Municipality: Nice
Price: € 649.000	Total sq.m.: 107 sqm
Bedrooms: 4	Bathrooms: 2
Rooms: 6	Total Floor: 2
Condo fee: € 57	Available: Yes



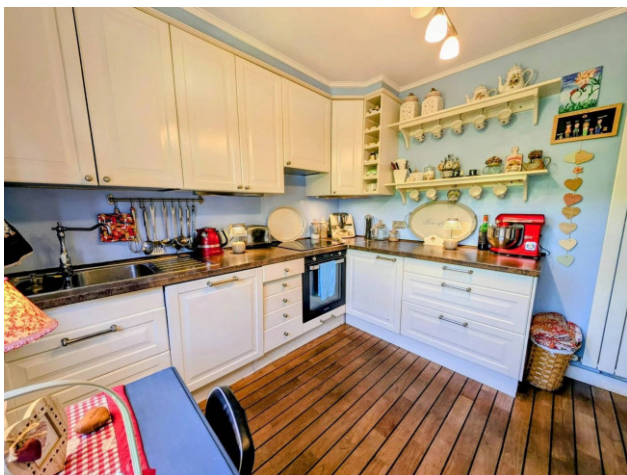
Il presente stampato ha valore puramente indicativo e non costituisce elemento contrattuale nè presupposto contrattuale.

Chiusano & C. Torino

Via Pastrengo, 29 - Torino (TO) - Phone number 0115682858

chiusano@chiusano.com - <https://www.chiusano.com>

V.A.T. 03113370013



Il presente stampato ha valore puramente indicativo e non costituisce elemento contrattuale nè presupposto contrattuale.

Chiusano & C. Torino

Via Pastrengo, 29 - Torino (TO) - Phone number 0115682858

chiusano@chiusano.com - <https://www.chiusano.com>

V.A.T. 03113370013



Il presente stampato ha valore puramente indicativo e non costituisce elemento contrattuale nè presupposto contrattuale.

Chiusano & C. Torino

Via Pastrengo, 29 - Torino (TO) - Phone number 0115682858

chiusano@chiusano.com - <https://www.chiusano.com>

V.A.T. 03113370013