

Renting out your property as a furnished holiday let in Nice

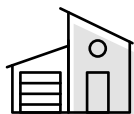
WHAT TO DO TO GET IT RIGHT

(APPLICABLE SINCE THE 1ST OF JULY 2021)



Do you own a property
in Nice and want to let it
furnished rental for tourists?

WHAT YOU NEED TO DO



MAIN RESIDENCE

LETTING
< 120
DAYS/YEAR

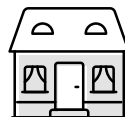
LETTING
> 120
DAYS/YEAR



**No authorisation
required**

Set up a **tourist
tax (taxe de séjour)**
account online

Pay your **tourist tax**



SECOND HOME OR INVESTMENT



**Only with
authorisation**



Apply for a
change of use

**PERMISSION GRANTED FOR 1 YEAR,
RENEWED BY TACIT AGREEMENT 5 TIMES,**
unless repeated nuisance is reported.

Property conversion required:

- ✓ after 6 years,
- ✓ from the 2nd rental property,
- ✓ from the 1st property
for legal persons



Set up a **tourist
tax (taxe de séjour)**
account online

Pay your **tourist tax**

Updated legislation : letting to both students
(for 5 or 6 months) and tourists (june, july, august) exempts
you from property conversion (see nicedotedazur.org)

If you fail to fulfil any of these conditions you are liable to the checks and penalties set out
in Article L651-4 of the French Construction and Housing Code (*Code de la Construction et de l'Habitation*)
and Article L324-1-1 of the French Tourism Code (*Code du Tourisme*).

STEPS TO TAKE



APPLY FOR A CHANGE OF PROPERTY USE

[nicedazur.org/habitat-urbanisme/le-logement/
autorisations-changement-d-usage](http://nicedazur.org/habitat-urbanisme/le-logement/autorisations-changement-d-usage)



FURTHER INFORMATION:

Book an appointment with la Mission Protection des Logements
31, rue de Paris - 5th floor - 06000 Nice
Tram L1 - "Gare Thiers" stop
+33 (0)4 89 98 10 50 (morning only)
changement.usage@ville-nice.fr



SET UP A TOURIST TAX (TAXE DE SÉJOUR) ACCOUNT

taxedesejour.ofeaweb.fr/ts/metropole-nca



FURTHER INFORMATION :

taxedesejour@nicedazur.org
+33 (0)4 97 13 43 64
(tuesday et thursday only mornings)

MÉTROPOLE
NICE CÔTE D'AZUR



VILLE DE NICE