

139 000 €

**Buying apartment**

**2 rooms**

**Surface : 41 m<sup>2</sup>**

**Surface of the living : 15 m<sup>2</sup>**

**Exposition : Nord**

**View : Citadine**

**Hot water : Individuelle électrique**

**Inner condition : a refresh**

**Amenities :**

double glazing, downtown

1 bedroom

1 bathroom

1 WC

1 cellar

**Energy class (dpe) : D**

**Emission of greenhouse gases**

**(ges) : B**

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26/12/2024 - Prix T.T.C



**Apartment Ref. : 793V578A Gardanne**

GARDANNE - 13120 - Exclusively, rare for sale. In the center, quiet and within walking distance of all amenities, 2/3-room apartment of 41 m<sup>2</sup> on the first floor of a condominium of 3 apartments. It consists of a living area of 15 m<sup>2</sup>, a living room and 1 bedroom with bathroom. Double glazing, electric heating, redone electric panel. Cellar on the ground floor (1.39 m<sup>2</sup>). possibility small T3. Ideal first purchase or investor. (Formerly rented 680 Euros per month excluding charge) low charge. This sheet is extracted from the AMEPI file of which the agency is a member. The agency is thus authorized to exercise its activity in conjunction with the agency holding the mandate, at no additional cost to the purchaser.

Fees and charges :

Annual current expenses 544 €

Well condominium

4 lots in the condominium 139 000 € fees included



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RCS AIX EN PROVENCE 843821125 00010

Document non contractuel - Barème de prix disponible sur notre site internet

Visite réalisée en accord et parfaite connaissance des parties pendant la période du Covid-19 et dégage de toutes responsabilités l'agence sus nommée et ses collaborateurs. (Gel et masque)