

231 000 €

**Buying apartment**

**3 rooms**

**Surface : 61 m<sup>2</sup>**

**Surface of the living : 17 m<sup>2</sup>**

**Year of construction : 1980**

**Exposition : Sud ouest**

**View : Citadine**

**Hot water : Individuelle  
thermodynamique**

**Inner condition : A rénover**

**Building condition : good**

**Amenities :**

Volets roulants électriques,  
downtown, lift

2 bedroom

2 terraces

1 bathroom

1 WC

1 cellar

**Energy class (dpe) : D**

**Emission of greenhouse gases  
(ges) : C**

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14/03/2025 - Prix T.T.C



### Apartment Ref. : 794V1377A Marseille

Surprise yourself with this charming 3-room apartment located in the heart of downtown Marseille. With a generous surface area of 61 m<sup>2</sup>, it offers two beautiful bedrooms, a bathroom and a 17 m<sup>2</sup> living room. Added to this is an independent kitchen. Its brightness is unique: housed on the fourth floor of a six-story building contributing to its character, the apartment faces south-west and offers a captivating city view. Two terraces of 12 m<sup>2</sup> in total and a cellar complete the lot. If the interior condition requires renovation work, there is no doubt that you will be able to reveal its full potential. The building, built in 1980, is in good condition. Finally, among the comfort features, you will discover electric roller shutters and an elevator. This is a great opportunity to seize!

Fees and charges :

Well condominium

231 000 € fees included



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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)