

229 900 €

**For sale apartment**

**2 rooms**

**Surface : 39 m<sup>2</sup>**

**Surface of the living : 22 m<sup>2</sup>**

**Year of construction : 2015**

**Hot water : Individuelle thermodynamique**

**Inner condition : good**

**Features :**

Double Glazing, Climatisation reversible

1 bedroom

1 shower

1 WC

1 parking



### Apartment G26014 Gardanne

GARDANNE - 13120 - Our agency is offering for sale a ground-floor apartment in a recent single-story residence (2015). This 2-room apartment of approximately 39 m<sup>2</sup> features a covered terrace and a garden of about 62 m<sup>2</sup>, plus a private outdoor parking space. The property is in excellent condition, with reversible air conditioning, a thermodynamic water heater, double glazing, and a fitted kitchen. Low condominium fees of 35 euros/month (individual consumption). This listing is taken from the AMEPI database, of which the agency is a member. The agency is therefore authorized to conduct business in partnership with the agency holding the mandate, with no additional cost to the buyer. "Information about risks to which this property is exposed can be found on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)".

Document non contractuel - 10/02/2026

#### Legal information

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Fees paid by the owner, well condominium(41 lots in the condominium), annual current expenses 400 € (33 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).

