

234 000 €

For sale apartment

2 rooms

Surface : 44 m²

Surface of the living : 22 m²

Year of construction : 2014

Hot water : Collectif

Standing : residential

Building condition : good

Features :

Double Glazing, Secured residence

1 bedroom

1 terrace

1 shower

1 WC



### Apartment T25095 Saint-Maximin-la-Sainte-Baume

Located in the center of Saint-Maximin, just steps from shops and services, this T2-type apartment is situated on the 2nd and top floor of a recent, secure residence (co-ownership of 153 units, completed in 2014). With an area of around 44 m², it includes an entrance, a living room with a fitted kitchen, a bedroom with storage, a spacious bathroom, and a separate toilet. Perfect for first-time buyers (single person or couple) or as a rental investment, offering good returns (around 7.8%). Don't miss the opportunity to discover it! This listing is taken from the AMEPI Vallée de l'Arc file, whose agency is a member. Information on the risks to which this property is exposed is available on the Géorisques website:

[www.georisques.gouv.fr](http://www.georisques.gouv.fr)

#### Legal information

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Fees paid by the owner, well condominium (149 lots in the condominium), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C  
Estimated annual energy between 360 and 510 € (reference year 2024)  
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