

99 000 €

**Buying apartment**

**Surface : 24 m²**

**Year of construction : 1960**

**Exposition : Sud ouest**

**View : Dégagée**

**Hot water : Individuelle électrique**

**Inner condition : to renovate**

**Building condition : good**

**Features :**

Double Glazing

1 terrace

1 shower

1 WC



## Apartment d240036 Auriol

**AURIOL: JOUX BRIDGE Investor Special:** Discover this studio, ideal for a rental investment. Completely renovated with taste, it is currently rented for €500/month, offering an attractive profitability of 5.5%. Description of the property: • Bright living room: A large, welcoming living room, ideal for a lounge/dining area, with neat finishes and parquet flooring. • Equipped and furnished kitchen area: Functional and modern, it is integrated into the living space for optimal conviviality. • Thermal and acoustic comfort: Double-glazed windows for enhanced insulation. • Spacious bedroom: A comfortable sleeping area, perfect for a single tenant or a couple. • Bathroom + WC: Completely renovated, it combines practicality and aesthetics. • Pleasant exterior: A small private terrace, ideal for enjoying the beautiful days. • Easy parking: Immediate proximity to parking spaces for a worry-free daily life. Privileged location: • Close to the future tram line, offering easy access to public transport. • Shops and amenities just a few steps away, perfect for a practical and dynamic life. Don't miss this investment opportunity in a booming sector! Fees payable by the seller Mandate: D240039

Document non contractuel  
10/05/2025 - Prix T.T.C

General informations :

Well condon  
99 000 € fe

