

**115 000 €**

**Buying apartment**

**2 rooms**

**Surface : 45 m²**

**Surface of the living : 22 m²**

**Year of construction : 1730**

**View : Citadine**

**Hot water : Individuelle électrique**

**Inner condition : good**

**Features :**

Double Glazing

1 bedroom

1 shower

1 WC



## Apartment G23108 Gardanne

Gardanne - 13120 - Your agency La Provençal offers for sale this T1/2 of almost 45m², located in the city center of Gardanne. This property consists of an entrance hall, a large kitchen, a large living room and a mezzanine bedroom. Ideal investment, this property is currently rented for €580 per month, current lease of 3 years. This sheet is extracted from the AMEPI file of which the agency is a member. The agency is thus authorized to carry out its activity in relation with the agency holding the mandate, at no additional cost to the buyer. Information on the risks to which this property is exposed is available on the Géorisks website:

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

General informations :

Annual current expenses 360 €

Well condominium

6 lots in the condominium 115 000 € fees included

Document non contractuel

09/05/2024 - Prix T.T.C

