

296 000 €

Buying apartment

4 rooms

Surface : 83 m<sup>2</sup>

Year of construction : 1976

Exposition : Sud ouest

Hot water : Individuelle

Inner condition : to renovate

3 bedrooms

1 shower

1 WC

1 garage



## Apartment G24033 Gardanne

GARDANNE - 13120 - Exclusivity - In an ideal, calm and quiet environment, type 4 apartment of approximately 83m<sup>2</sup> on the first floor of a villa (small co-ownership of 2 lots to be created). It includes a 20m<sup>2</sup> living room with open view, kitchen, bathroom, toilet and 3 bedrooms. On the ground floor, large garage of 50m<sup>2</sup> and private garden of approximately 180m<sup>2</sup>. Renovation work to be planned, reversible air conditioning, open fireplace, town water, mains drainage. Roof revised in 2023. 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 :

Well condominium

2 lots in the condominium 296 000 € fees included

Document non contractuel

20/05/2024 - Prix T.T.C

