



275 000 €

For sale apartment

3 rooms

Surface : 61 m<sup>2</sup>

Surface of the living : 21 m<sup>2</sup>

Year of construction : 1978

Exposition : Sud

View : Dégagée

Hot water : Collective au gaz de ville

Inner condition : a refresh

Standing : residential

Building condition : good

2 bedroom

1 terrace

1 bathroom

1 WC

1 garage

1 cellar

#### Legal information

275 000 €

Fees paid by the owner, well condominium (39 lots in the condominium), annual current expenses 3 882 € (323 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



## Apartment 1917 Saint-Laurent-du-Var

Saint-Laurent-Du-Var, city center (avenue du Général de Gaulle) in a well-maintained condominium, built in 1978. Near the Intermarché on avenue du Général de Gaulle (39 housing lots), bright three-room apartment of 61.88 m<sup>2</sup> on the fourth and last floor of the building consisting of an entrance corridor with its wall cupboard, a living room of 21 m<sup>2</sup> with space for the washing machine, a living room of 13m<sup>2</sup>. On the other hand, a kitchen was installed in the veranda area with an area of 6m<sup>2</sup> in addition to the 19.47m<sup>2</sup> of living space. A shed allowing storage in the garden as well as a cellar are also associated with this property to visit without delay! This ideally located co-ownership will allow you quick access on foot to the tramway (planned for 2027) as well as to the train station (5 mins on foot). Monthly charges of 129 euros (collective heating, hot water and cold water). Please contact 06.66.25.71.66 for more information or to arrange a...

Energy class (dpe) : D - Emission of greenhouse gases (ges) : D  
Estimated annual energy between 820 and 1160 € (reference year 2023)  
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