

453 000 €

Buying apartment

4 rooms

Surface : 105 m²

Surface of the living space : 31 m²

Year of construction : 1962

Exposure : Est ouest

Hot water : Individuelle électrique

Indoor condition : a refresh

Standing : Bourgeois

Building condition : good

Benefits :

lift, Résidence sécurisée, calm, armored door, Résidentiel, Stores électriques, electric shutters

3 bedroom

2 terraces

1 bathroom

1 WC

1 garage

1 cellar

Energy class (old measure) : D

Climate class : D

Document non contractuel

11/04/2024 - Prix T.T.C

Apartment 160 Marseille

GOLDEN SQUARE Saint Giniez sector, rue Jean Mermoz 8th arrondissement, It is in this prestigious sought-after area that we offer this spacious bourgeois Type 4 apartment of 106 m². Located on the 2nd floor of a carefully maintained luxury building, you will benefit from a calm environment and an interior bathed in light Crossing, the apartment consists of an entrance hall with armored door, a living room - dining room with an area of 45 m² has a pleasant balcony. The sleeping area includes 3 bedrooms of 11 m², 12 m² and 13 m², two of which are arranged one after the other. The independent kitchen also benefits from a second balcony, Renovations to predict You will finally find a cellar in the basement and for your peace of mind, a closed garage (included) at the foot of the building. Immediate proximity to transport (metro, bus), shops, Prado tunnel access. Located in a building from the 60s, with concierge. The condominium fees are 360 € / month including: heating, maintenance of common areas, concierge, maintenance of green space, water Property tax: 1650.00 € Seller charge fee Property subject to co-ownership: 23 lots Provisional status of the union: No proceedings in progress To visit and accompany you in your project, contact Stéphanie BOULANGER at

07.86.93.99.34 or by email stephanie.aubureauimmo@gmail.com Information on the risks to which this property is exposed is available on the Georisques website: www.georisques.gouv.fr

Fees and charges :

Annual recurring charges 4 320 €

In condominium

453 000 € fees included

AU BUREAU DE L'IMMO - 45 rue Fort Notre Dame - 13001 Marseille

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Document non contractuel - Barème de prix disponible sur notre site internet