



**LUXURY PROVENCE**  
l'agence immobilière

275 000 €

**For sale appartement**

**2 rooms**

**Surface : 50 m<sup>2</sup>**

**Surface of the living : 28 m<sup>2</sup>**

**Year of construction : 2000**

**Exposition : Sud**

**View : Citadine**

**Hot water : Individuelle**

**Inner condition : Bon**

**Building condition : Bon**

**Features :**

Ascenseur, double glazing, Résidence sécurisée, calm, Résidentiel

1 bedroom

1 terrace

1 bathroom

1 WC

1 garage

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : B**

Document non contractuel

08/09/2024 - Prix T.T.C



### Appartement 21 Aix-en-Provence

Luxury Provence offers you for sale this recently renovated 50m<sup>2</sup> T2 apartment. The entrance leads, on the one hand, to a living space including a 28 m<sup>2</sup> living room with an open-plan kitchen, both opening onto a 15 m<sup>2</sup> terrace. On the other hand, the sleeping area consists of a comfortable bedroom with built-in cupboard, also opening onto the terrace, as well as a bathroom and a separate toilet. Located in a secure, tree-lined residence, this property offers an oasis of calm just a few steps from Allées Provençales. The proximity to motorways and local shops makes it a very popular location. The monthly charges for the residence, which include cold water, amount to €80. It is also possible to acquire a closed box on level -1 of the residence in addition. For further information, we invite you to contact Mr Hugo Cordon on 06 30 09 20 98, commercial agent registered with the RSAC of Aix under number 978480044. If you need an estimate of your property, I will be delighted to offer it to you!

**Fees and charges :**

**Annual current expenses 960 €**

**Well condominium**



LUXURY PROVENCE, 531 avenue Paul Julien - Le Tholonet - Lieu dit Pont des Chandelles - 13100 AIX-EN-PROVENCE

Tél. 06 88 60 70 71 - Email : luxuryprovence@gmail.com

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