

AGENCE COULANGE

DEPUIS 1974

475 000 €

Buying apartment

3 rooms

Surface : 89 m²

Surface of the living : 26 m²

Exposition : Est ouest

Hot water : Individuelle gaz

Inner condition : a refresh

Building condition : good

Amenities :

Double Glazing, Calm, Reinforced door

2 bedroom

1 bathroom

1 WC

2 cellars

Legal information

475 000 € fees included

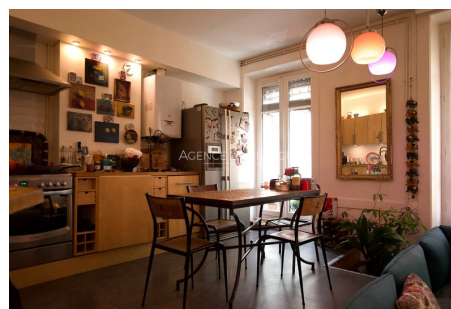
5,56% VAT of fees paid by the buyer (450 000 € without fees), well condominium (15 lots in the condominium), annual current expenses 960 € (80 € monthly), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr



Apartment 73 Lyon

Ideally located in the heart of the 7th arrondissement of Lyon in the Jean Macé - University Lyon 2 sector, dynamic area close to all amenities (Shops, Restaurants, Schools, Parks, Transport). In the charm of the old, come and discover this spacious apartment with high ceilings. This 89m2 three - room apartment has a large 26m2 living room opening onto a fully equipped kitchen with its dining area that can accommodate your guests. Two beautiful bedrooms with large areas and plenty of storage space complete the property, one of them has a small balcony overlooking the courtyard of the building. The bathroom is completely renovated and relatively well equipped as it has a shower and a bathtub. Solid chain chevron parquet flooring, Individual gas heating and water. A double cellar is included with the property. Small, well-maintained co-ownership, no current procedures and low charges 80€/month. Property tax €830/year. To conclude, it's a warm...

Energy class (dpe) : D - Emission of greenhouse gases (ges) : D
Document non contractuel - 18/05/2024



TRANSACTION - LOCATION - GESTION

WWW.AGENCECOULANGE.COM

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SAS L'IMMOBILIER A LA CIOTAT : Au capital de 105.250,80 € Siret 417 660 180 23 R.C.S. Marseille B 417 660 180