

138 000 €

Contact agency

Webcam Immobilier

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For sale ideal investor

2 rooms

Surface : 33 m<sup>2</sup>

Exposition : Sud

View : Jardin

Standing : residential

Building condition : GOOD

Features :

POOL

1 bedroom

1 terrace

1 bathroom

1 WC

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel



### Ideal investor 1789 Mandelieu-la-Napoule

Mandelieu, near the beaches, in a superb secure residence with swimming pool and gardens, quiet, beautiful 1 bedroom apartment of around 33 m<sup>2</sup>, garden level, facing south, furnished and equipped. Apartment sold furnished until 2023 Annual rent of over € 6,200 / year. On this amount, the current charges have already been paid as well as the housing tax. Eligible for the taxation of furnished accommodation allowing a tax-free income in the long term. This property is distributed based on the authorization of estate agencies using a common transaction software. Fees applicable are those of the estate agency who holds the seller agreement (more information on request).

Fees and charges :

Annual current expenses 2 900 €

Well condominium

256 lots in the condominium 138 000 € fees included

