

77 500 €

Contact agency

ADN Immo Conseil

Domaine de Pont Royal

13370 Malmort

06 34 07 65 47 / info@adnimmoconseil.com

For sale ideal investor

3 rooms

Year of construction : 2002

Exposition : Sud

View : Jardin

Hot water : Collective

Inner condition : excellent

Standing : residential

Building condition : GOOD

Features :

lift, double glazing, gated, CALM,
residential, POOL, Visitor Parking

2 bedroom

1 terrace

1 bathroom

1 WC

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

19/10/2024 - Prix T.T.C



Ideal investor 108 Ax-les-Thermes

For sale in the heart of Ax les Thermes , 2/3 room apartment in a pretty residence with swimming pool at the gates of the thermal baths. Bright and overlooking the swimming pool, this apartment benefits from a pretty living room with a large balcony where you can have lunch. One bedroom + one bedroom with bunk beds A bathroom and storage Currently under lease (tacit renewal) with Pierre et Vacances, this property offers a profitability of 5.09% Become the owner of this property and benefit during the duration of your lease: No current charges to pay Current co-ownership charges are assumed 100% by your tenant No maintenance of your apartment, it is entirely managed by a technical service. The possibility of saving taxes on rental income thanks to the LMNP Possibility of stays reserved for owners according to the formulas chosen The rent is paid once a year 3945 euros including tax, representing a profitability of 5.09% A large free car park is located at the exit of the residence All the photographs on our site:

www.adnimmoconseil.com Do not hesitate to inquire / Dorothée Noublanche: 06 34 07 65 47

Fees and charges :

Annual current expenses 2 674 €

Well condominium

70 lots in the condominium 77 500 € fees included

