

135 000 €

Contact agency
Agence BIEN-VENDRE
23 rue Léon Gambetta
59500 DOUAI

06 61 02 96 91 / flakel@bien-vendre.fr

For sale apartment

Surface of the living : 21 m²

Year of construction : 1970

Exposition : Est ouest

View : Dégagée

Hot water : Collective

Inner condition : GOOD

Standing : residential

Building condition : GOOD

Features :

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

2 bedroom

1 shower

1 WC

1 parking

1 cellar

Energy class (dpe) : E

Emission of greenhouse gases (ges) : F

Document non contractuel

05/04/2025 - Prix T.T.C



Apartment 067 Douai

EXCLUSIVE WELL-SELL! DOUAI FACULTY OF LAW - In a secure residence of 68 units, ideally located in a quiet and highly sought-after area, discover this dual-aspect 3-bedroom apartment, offering a generous surface area of 77 m². Located on the 5th and top floor, it consists of an entrance hall, a dining room and a living room, a fitted kitchen, two bedrooms with parquet floors, a fitted bathroom, and a separate toilet. The apartment benefits from double-glazed tilt-and-turn windows and electric shutters for optimal comfort. A cellar and private underground parking complete the property. A shared visitor parking area and a park are also available to residents. Annual charges for running costs are €3,476 (shared heating and hot water, caretaker, and video surveillance). Contact: BIEN-VENDRE Agency - Discover our SUCCESS Mandate - Fixed fees €4,990 - Fees are payable by the seller. FAI price: €135,000 Primary energy consumption: 278 kWh/m²/year Final energy consumption: 264 kWh/m²/year GHG: 58 kg CO₂/m² DPE: E Estimated annual energy costs for standard usage: between €1,210 and €1,680 per year. Average energy prices indexed to 2021 (including subscriptions) Information on the risks to which this property is exposed is available on the Géorisques website: georisques.gouv.fr

Fees and charges :

Annual current expenses 3 476 €

Well condominium

68 lots in the condominium 135 000 € fees included

