

106 000 €

**Contact agency**

**L'Opportunité Immobilière**

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**For sale apartment**

**3 rooms**

**Surface : 35 m²**

**Year of construction : 1998**

**Exposition : Nord**

**View : Luberon**

**Hot water : Collective**

**Inner condition : GOOD**

**Standing : residential**

**Building condition : Cleaning is**

**Features :**

double glazing, gated, CALM, residential

2 bedroom

1 terrace

1 bathroom

1 WC

1 parking

**Energy class (dpe) : E**

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



**Apartment 53 Mallemort**

For sale as a Rental Investment, profitability 4%, in the Domaine du Golf de Pont Royal. 2/3 room apartment with Parking under lease. 9-year contract with guaranteed rent, charges include electricity, water, 24/7 security of the Estate as well as its maintenance and are paid in full by the tenant Pierre et vacances. You will be able to declare the income in LMNP and benefit from the depreciation which will allow you to save tax and CSG RDS on the rental income. The apartment is in excellent condition and offers a living room with its equipped kitchen area, opening onto the beautiful covered terrace with a view of the Luberon, two bedrooms, one of which is small with a sleeping area for children, a bathroom, a pitch parking. All the information here: 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 :

106 000 € fees included

Document non contractuel

