

178 500 €

Contact agency

ASJ2L

2, Rue Douce

83330 Le Castellet

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For sale apartment

2 rooms

Surface : 39 m<sup>2</sup>

Surface of the living : 20 m<sup>2</sup>

Year of construction : 1900

Exposition : Sud

View : Panoramique

Hot water : Individuelle thermodynamique

Inner condition : GOOD

Building condition : GOOD

1 parking

Energy class (dpe) : C

Emission of greenhouse gases (ges) : B

Document non contractuel

17/07/2024 - Prix T.T.C



## Apartment 033 Le Castellet

In the medieval village of Castellet, classified as "the most beautiful village in France", overlooking the valley and the Mediterranean, a stone's throw from the legendary circuit, come and discover this south-facing furnished apartment, rare in more than one way: 40m<sup>2</sup> bathed in light, with a 180 degree view of the hills and the sea without any opposite. It consists of a living room of 19 m<sup>2</sup> with equipped kitchenette and storage cupboard, a bedroom of 13 m<sup>2</sup> with large dressing room and a bathroom, laundry room and WC area which completes the place. Nestled in a quiet alley, the Provençal building which houses this T2 is absolutely calm; its roof has been redone, and its common areas have been repainted very recently. The apartment is made up of two lots, which will allow investors to easily split it into two studios and obtain the very good rental yield of tourist places in the region. Condominium fees are low and a resident badge for access to the village car park is provided. 15 minutes from the beaches of Saint Cyr and Bandol, the Sainte Baume massif and the Castellet circuit, come and visit without delay! Contact me at 0631935011, Jose LOPEZ LOZA, Commercial Agent, or by email jose@asensimmoj2l.com Number of lots in the co-ownership: 16, Average annual amount of the share of charges (projected budget)(water included): €300 or €25 per month. Fees are the responsibility of the seller.

