

520 000 €

Contact agency  
Agence Ferran

83720 Trans En Provence  
04 98 10 63 20 / agenceferran@gmail.com

For sale building

12 rooms

Surface : 296 m<sup>2</sup>

Surface of the living : 50 m<sup>2</sup>

Exposition : Sud

View : Campagne

Hot water : Individuelle électrique

Inner condition : GOOD

Building condition : GOOD

Features :

double glazing

7 bedroom

3 terraces

6 showers

6 WC

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

24/11/2024 - Prix T.T.C



### Building 8655SG Salernes

Ideal investment building in Salernes consisting of 2 commercial premises, 4 apartments and a large garage of around 150m<sup>2</sup> On the 1st floor an 88m<sup>2</sup> T4 with terrace including a kitchen open to the living room opening onto a terrace of approximately 12m<sup>2</sup>, two bedrooms, a bathroom, a toilet, an office and a large laundry room, an 85m<sup>2</sup> T3 with balcony including a entrance, kitchen, living room, two bedrooms, office, shower room/wc On the 2nd floor a T3 of 71m<sup>2</sup> with balcony including an entrance, a living room opening onto the balcony, an independent kitchen, two bedrooms, a bathroom and a toilet. and a 5-room apartment of 102m<sup>2</sup> with independent entrance on the ground floor via a 35m<sup>2</sup> terrace and 2 parking spaces comprising an entrance, a fitted kitchen open to the dining room, a living room with access to the terrace, three bedrooms, a dressing room, a bathroom and a toilet, income of the whole 46000 €/year Information on the risks to which this property is exposed is available on the Georisques website:

[www.georisques.gouv.fr](http://www.georisques.gouv.fr)

Fees and charges :

520 000 € fees included

