

121 000 €

Contact agency
L'Opportunité Immobilière

8 avenue Marie France
06110 Le Cannet

06 20 56 28 66 / info@opportunit-
immobiliere.com

For sale ideal investor

1 room

Surface : 23 m²

Exposition : Nord ouest

View : Citadine

Standing : residential

Features :

lift, gated, CALM, AIR CONDITIONING,
POOL, Visitor Parking

1 terrace

1 parking

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A



Ideal investor 171 Saint-Laurent-du-Var

A few steps from the beaches, in a pretty residence with swimming pool and tennis courts. Beautiful studio of 23.70 m² Carrez law, upstairs, furnished and equipped. General covered parking in the condominium. Sold rented until 2025 via a lease. Guaranteed annual rent €3345 excl. tax/year + profit-sharing on the turnover of the residence. Of this amount, the current co-ownership charges are already paid as well as the residence tax. Rent net of taxation thanks to the taxation of furnished accommodation. Ideal investor wishing to build up a quality heritage.

Fees and charges :

Annual current expenses 1 856 €

Well condominium

200 lots in the condominium 121 000 € fees included

Document non contractuel

