

**Price on request**

**Contact agency**  
**Agence Chassagne & Fils**

5 place de la Liberté

19100 Brive-la-Gaillarde

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**For sale apartment**

**3 rooms**

**Surface : 52 m²**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Individuelle électrique**

**Inner condition : GOOD**

**Standing : residential**

**Building condition : GOOD**

**Features :**

double glazing

1 bedroom

1 terrace

1 shower

1 WC

2 garage

1 parking

1 cellar

**Energy class (dpe) : D**

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

Document non contractuel

03/10/2025 - Prix T.T.C



### Apartment 785 Brive-la-Gaillarde

Brive – Just 4 minutes from downtown, renovated apartment with large terrace and double garage. Only 4 minutes from the center of Brive, discover this beautiful 52 m² apartment, fully renovated in 2022, located in a small building with just 2 units. It features a fully equipped kitchen open to a welcoming living room that leads out to a stunning 60 m² terrace with unobstructed views. It also includes a bedroom with built-in storage, an office (perfect for remote work or a guest room), a shower room, and a separate toilet. For comfort, the apartment is fitted with a heat pump and reversible air conditioning. Additional benefits: 2 independent garages, a utility room and very low condominium fees. A rare find on the market, combining modern comfort, exceptional outdoor space, and immediate proximity to the city center.

**Fees and charges :**

Annual current expenses 240 €

Well condominium

7 lots in the condominium

