

**137 000 €**

**Contact agency**

**Devier Immobilier Montpellier**

1, rue de Clos René

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**For sale apartment**

**2 rooms**

**Surface : 30 m²**

**Surface of the living : 17 m²**

**Year of construction : 2002**

**Exposition : Sud ouest**

**View : Citadine**

**Inner condition : GOOD**

**Standing : residential**

**Building condition : GOOD**

**Features :**

lift, double glazing, gated, intercom

1 bedroom

1 terrace

1 bathroom

1 WC

1 parking

**Energy class (dpe) : E**

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



### Apartment 8175 Montpellier

Montpellier Rives du Lez District - Close to the New Town Hall, tram lines 1, 3 and 4, the Lez, and shops. On the 1st floor, compact one-bedroom apartment, comprising a main room with fitted kitchen, opening onto a south-west facing loggia, a bedroom with closet, a bathroom, a separate toilet. Private underground parking space. The apartment is very well laid out. It has currently been rented to a reliable tenant for 5 years, at a rent of €654.71 including charges. The lease expires in August 2026. Services: double-glazed joinery, manual shutters, no co-ownership work mentioned.

**Fees and charges :**

Annual current expenses 1 045 €

Well condominium

137 000 € fees included

Document non contractuel

