

**Price on request**

**Contact agency**

**Premium Immobilier Provence**

35 av de la grande Begude

13770 Venelles

+33 (0)4 42 50 05 63 / contact@premium-villas-provence.com

**For sale apartment**

**3 rooms**

**Surface : 80 m²**

**Surface of the living : 47 m²**

**Exposition : Sud nord**

**View : Dégagée**

**Hot water : Individuelle**

**Inner condition : excellent**

**Standing : standing**

**Building condition : GOOD**

**Features :**

double glazing, electric shutters

2 bedroom

1 terrace

1 bathroom

1 WC

**Energy class (dpe) : B**

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



## Apartment 506 Aix-en-Provence

3-room apartment with terrace for sale in Aix en Provence, République district, just a 5-minute walk from Cours Mirabeau. Premium Immobilier Provence presents this charming apartment located in the heart of Aix-en-Provence. Covering approximately 80m², this 3-room property on the 3rd and top floor of a high-end building offers a spacious living area of 46m², flooded with natural light thanks to its south-north orientation. The apartment includes two bedrooms, a bathroom, and a separate toilet. This recent property features quality amenities such as reversible air conditioning, double glazing, and electric rolling shutters. You will surely appreciate its 11m² terrace with an open view. There is also the possibility to rent a parking space nearby for 115 Euros per month. A rare find on the market, to be discovered quickly. Purchasing a 3-room apartment in Aix-en-Provence, postal code 13100, means making a solid investment in a dynamic and growing real estate market. This Provençal city, rich in history and cultural heritage, benefits from a strategic location close to Marseille and major roadways. Boasting an exceptional quality of life with a Mediterranean climate, natural landscapes, renowned schools, and a wide range of leisure activities, Aix-en-Provence attracts an affluent population and steady tourism, ensuring strong rental demand. The architecture of its buildings, ranging from classic to contemporary, offers a variety of options for buying a 3-room apartment.

Document non contractuel

