

Price on request

Contact agency

Les Clés du Soleil

1009 avenue Francois Nardi

83000 Toulon

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For sale apartment

3 rooms

Surface : 60 m²

Surface of the living : 30 m²

Year of construction : 1930

View : Citadine

Hot water : Individuelle électrique

Inner condition : a refresh

Building condition : GOOD

Features :

double glazing, Placard aménagé, CAGIBI
SUR PALIER

2 bedroom

1 bathroom

1 shower

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

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



Apartment 13462 Brignoles

EXCLUSIVE – Ideal for investors: 2-bedroom apartment 68 m² – Brignoles Prime location in the heart of Brignoles, just steps from amenities, public parking, and the cinema hub. In a small building with low fees, this 2-bedroom apartment of 67.58 m² under the Carrez law, located on the 1st and top floor, is a rare opportunity on the market. Pleasant space: – Bright and welcoming 30 m² living room/kitchen – Convenient pantry – Two bedrooms measuring 12 and 13.3 m² – Bathroom and separate toilet Key features: – 1st and top floor – Small building with low fees – Sought-after location (shops, services, parking, and cinema hub just a few steps away) – Current lease until 10/28/2026 – Current rent: €620/month A turnkey investment: Offered at €103,400 including agency fees, this property guarantees immediate returns with a tenant in place (lease until October 2026). With an annual rent of €7,440, the gross yield is approximately 7.2% (excluding notary fees).

Contact us now to schedule a visit! 04 94 37 11 03 LES CLES DU SOLEIL
BRIGNOLES

Fees and charges :

Annual current expenses 370 €

Well condominium

5 lots in the condominium

