

Price on request

Contact agency
Agence du Coin GM

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For sale apartment

3 rooms

Surface : 55 m²

Surface of the living : 17 m²

Year of construction : 1980

Exposition : Sud est

View : Dégagée

Hot water : Collective

Inner condition : a refresh

Building condition : GOOD

Features :

double glazing, Visitor Parking

2 bedroom

1 terrace

1 shower

1 WC

1 parking

1 cellar

Document non contractuel



Apartment 1337 Draguignan

Draguignan – 2-bedroom apartment of 55m² – Quiet residence – Perfect for investment or first purchase Exclusive – Don't miss out! Located on the hills of Draguignan, within a well-maintained and peaceful residence, discover this 2-bedroom apartment currently rented for €800 all charges included (possible sale without tenant). Ideal location • Residence served by buses (access to city center and schools) • Calm environment • Apartment at the end of the building No neighbors above or on one side = guaranteed peace and quiet

Property details • Fourth floor, no elevator • Bright apartment with Southeast exposure • Open view over the town of Draguignan and the hills • Freshening up needed (no major work required) Layout: ✓ Entrance with closet ✓ Bright living room opening onto a 4 m² balcony ✓ Separate fitted and equipped kitchen (will remain with the sale) ✓ Hallway ✓ Separate toilet ✓ Shower room ✓ North-facing bedroom – 11 m² ✓ South-facing bedroom – 9.5 m² with closet

Extras • Private cellar • Plenty of parking spaces within the residence (not overcrowded) Investment advantage • Currently rented apartment • Net yield above 7.8% Excellent opportunity for investors Also ideal for a first-time buyer

Information & viewings For more details or to schedule a visit: Laetitia – 06 08 94 29 68 Please note that visits cannot be scheduled the day before for the next day.

