

## Price on request

### Contact agency

#### La Provençale Gardanne

21 boulevard de la république

13120 Gardanne

04 42 22 20 20 / gardanne@la-provence.net

### For sale apartment

3 rooms

Surface : 60 m²

Year of construction : 2021

Exposition : Est

View : Campagne

Hot water : Individuelle gaz

Inner condition : excellent

Standing : bourgeois

Building condition : NEW

### Features :

Visitor Parking, electric shutters, double glazing, residential, lift

2 bedroom

1 terrace

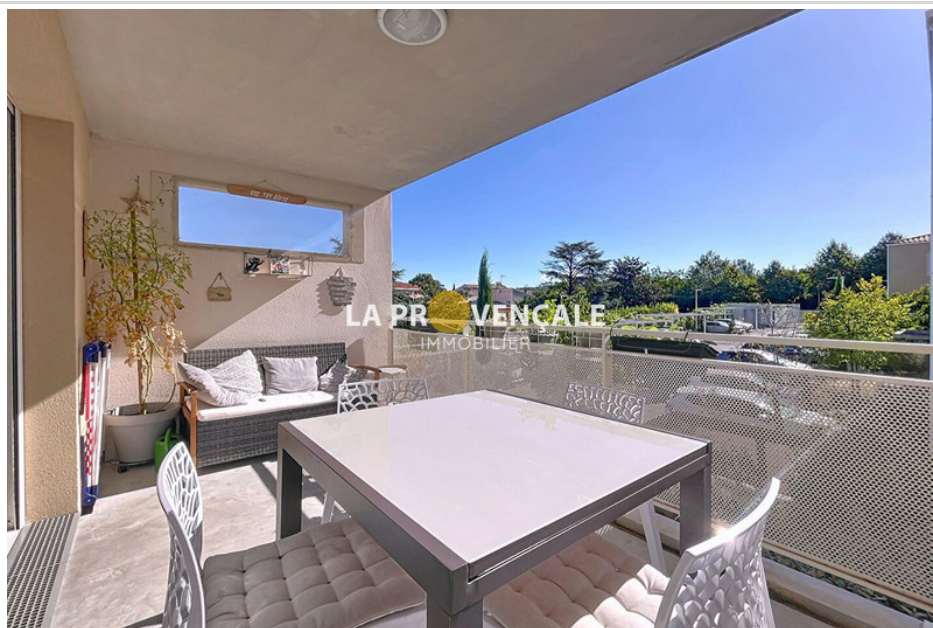
1 bathroom

1 WC

2 garage

Document non contractuel

18/09/2025 - Prix T.T.C



## Apartment G25080 Gardanne

GARDANNE - 13120 - Exclusive listing. On the first floor (with elevator) of a modern (2021) and secure residence, beautiful 3-room apartment of approximately 60 m² + terrace and double underground parking space. It features a bright living area opening onto a spacious terrace, a bathroom, separate toilet, and 2 bedrooms. Contemporary features, double-glazed windows, roller shutters, individual city gas boiler. Ideally located, quiet and close to amenities (bus, middle school, primary school...). Low fees of 120 euros / month including water, automatic gate, landscaping maintenance, cleaning, elevator... Co-ownership of 16 units (No ongoing legal proceedings). Annual fees: €1280.00 This listing is sourced from the AMEPI database to which the agency belongs. The agency is therefore authorized to operate in partnership with the agency holding the mandate, with no extra cost to the buyer. "Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)."

Fees and charges :

Well condominium

