

60 000 €

Contact agency

Devier Immobilier Montpellier

1, rue de Clos René

34000 Montpellier

04 67 22 28 00 / montpellier@devier-
immobilier.com

For sale apartment

3 rooms

Surface : 38 m²

Surface of the living : 14 m²

Year of construction : 2007

Exposition : Sud

View : Dégagée

Hot water : Individuelle électrique

Inner condition : a refresh

Standing : residential

Features :

double glazing, gated, air conditioning

2 bedroom

1 terrace

1 bathroom

1 WC

1 parking

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B



Apartment 8164 Saint-Georges-d'Orques

Residence I'orée de Montpellier - St Georges d'orques - 165 avenue Justin Bec Compact 2-bedroom apartment located on the 2nd floor of Building A, comprising a kitchen area, living room, two small bedrooms with closet, bathroom, toilet, entrance hall with closet. 4.90m² balcony. Private parking space. Co-ownership charges: €154/month (cold water, green spaces, electricity, building insurance, etc.) Currently rented under LMNP (low-cost housing) to an association that provides housing for construction workers, for a rent of €620 (including €120 in charges). This represents a profitability of over 12% GROSS.

Fees and charges :

Annual current expenses 2 016 €

Well condominium

365 lots in the condominium 60 000 € fees included

Condo : Procédure de redressement

Document non contractuel

14/06/2025

