

**89 000 €**

**Contact agency**

**Agence Courrin**

2 place Frédéric Mistral

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**For sale apartment**

**1 room**

**Surface : 38 m²**

**Surface of the living : 17 m²**

**Year of construction : 1800**

**Exposition : Est**

**Inner condition : to renovate**

**Features :**

Grand studio, Centre historique, Travaux de rénovation à prévoir, Belles hauteurs sous plafonds

1 shower

1 WC

**Energy class (dpe) : C**

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

Document non contractuel

02/05/2025 - Prix T.T.C



### Apartment 1509 Grasse

Located in the historic center of Grasse, on a popular street (Rue de L'Oratoire), this studio apartment offers a surface area of 39m<sup>2</sup> (Carrez Law) (possibility of making it a 2-room apartment). It is located on the first floor and consists of: an entrance hall, living room, separate fitted kitchen, and a bathroom with toilet. Renovation work is required. High ceilings. Monthly condominium fees of: €78/month. Possibility of purchasing a cellar at an additional cost. Ideal for first-time buyers or investors. Energy rating: C. Apartment offered for sale EXCLUSIVELY by your ORPI real estate agency.

**Fees and charges :**

Annual current expenses 936 €

Well condominium

89 000 € fees included

