

**Price on request**

**Contact agency**  
**AGV GARELLI immobilier**

8, Place d'Armes

83000 Toulon

04 94 92 96 96 / agvimmo@gmail.com

**For sale apartment**

**1 room**

**Surface : 20 m²**

**Exposition :** Sud est

**View :** Citadine

**Hot water :** Individuelle électrique

**Building condition :** GOOD

**Features :**

double glazing, CALM

1 shower

1 WC

**Energy class (dpe) :** D

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

Document non contractuel

11/08/2025 - Prix T.T.C



### Apartment 1813 Toulon

AGV GARELLI IMMOBILIER invites you to discover this charming 20.50 m² studio in Toulon, sold with a tenant. Located on the first floor of a building with only two levels, you'll appreciate the peaceful atmosphere, enhanced by double glazing, as well as the city view. Facing southeast, the apartment enjoys plenty of natural light. The property includes a kitchenette, a living area, a shower room with WC, and a storage space on the landing. For your comfort, this home features individual electric heating and an electric water heating system. It's the perfect spot if you're looking for a calm and bright living space. An ideal property for a first purchase or as an investment. Come see it without delay! Rent: 532 euros, all charges included. Lease start date: 02/20/2025; end date: 02/20/2028 For any viewing requests, please contact Valérie at 06.15.78.11.72 « In accordance with regulations, an ID will be required to organize the visit ». Information about risks related to this property is available at [www.géorisques.gouv.fr](http://www.géorisques.gouv.fr)

**Fees and charges :**

Annual current expenses 624 €

Well condominium

6 lots in the condominium

