

Price on request

Contact agency

La Loge Immobilière

6 boulevard Général Charles de Gaulle

05000 Gap

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Professional building

Surface : 200 m²

Exposition : Est ouest

Couverture : tiling

Features :

Downtown, New roof, Rendement locatif,
Independent building, Secure, 3
Appartements T2 et un Local, commercial

Energy class (dpe) : F

Emission of greenhouse gases (ges) : C

Document non contractuel

24/12/2025 - Prix T.T.C



Building Gap

Gap - Downtown: Exclusive opportunity, right in the heart of Gap city center, La Loge Immobilière invites you to discover a building with great potential, perfect for either a patrimonial or rental investment. Spread over three floors, this property comprises three one-bedroom apartments, each measuring over 50 m², all with east/west exposure, offering plenty of natural light and interesting layout possibilities. The units need some refreshing but hold real potential for added value. On the ground floor, you will find a commercial space of 41 m², ideally suited for a liberal profession or office use. A change of use is also possible to convert it into an additional residential unit, depending on your project. The building also benefits from a pleasant, quiet courtyard—a rare find in the city center—as well as cellars in the basement. Located just steps from shops, transport, and all amenities, this property presents a promising opportunity on the Gap market, offering both strong rental yield and versatile usage options. A visit is a must!

