# Agence Léonie Lelièvre

PROVENCE ALPES CÔTE D'AZUR - LES ISSAMBRES - VAR



(0033) (0)4 94 55 32 30 www.leonie-lelievre.fr

### € 380 000

Buying apartment 3 rooms Surface : 64 m<sup>2</sup>

Year of construction : 2008 Exposition : Sud View : Pinède et Aperçu mer Hot water : Individuelle électrique Inner condition : good Standing : residential

#### Amenities :

without lift, double glazing, gated Estate, calm, air conditioning, swimming pool in residence

- 2 bedroom
- 1 terrace
- 1 bathroom
- 1 WC
- 1 garage

# Energy class (dpe) : C Emission of greenhouse gases (ges) : A

Document non contractuel 17/05/2024 - Prix T.T.C



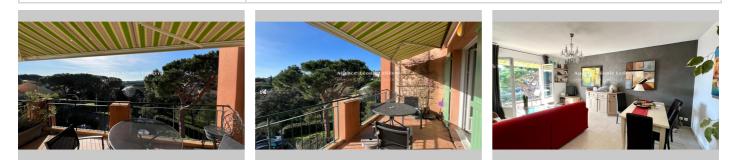
Apartment Les Issambres - Ref. V821A - Mandate n°2260

Les Issambres, a charming apartment located on the 2nd floor of a secure residence, offers two bedrooms, a bathroom, a toilet and a terrace. You will be seduced by its modern equipped kitchen and its pleasant brightness due to its southern exposure, with open views. Comfort guaranteed thanks to reversible air conditioning, individual electric hot water and double glazing. The interior condition is impeccable. You will enjoy a peaceful living environment, with the added bonus of a swimming pool within the residence. Do not hesitate to come and discover this property, ideal for a small family or a rental investment.

## Legal information

380 000 €

Fees paid by the owner, well condominium, annual current expenses  $2\ 064 \in (172 \in \text{monthly})$ , no current procedure, information on the risks to which this property is exposed is available on <u>georisques.gouv.fr</u>



Agence Leonie Lelievre - 5268 Corniche des Issambres - 83380 Les Issambres Tél: 04 94 55 32 30 - Fax: 04 94 55 32 31 - info@leonie-lelievre.com Carte professionnelle n°83032017000017394 délivrée par la CCI de Fréjus - RCS FREJUS 808.416.515 Code NAF 6831Z - Garantie financière : GALIAN 120 000 € - Document non contractuel