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Edith Saulnier

3, rue Victor Hugo - 84480 Bonnieux

edith.ffimmobilier@gmail.com - 06 80 11 35 20



Technical Sheet > Rental building in Apt > 225.000 euro

<https://www.immobilier-en-luberon.fr/rental-building-in-apt-822>



Agency mandate number : 2537

Amount of the property : 225.000,00 euro (Agency fees at the expense of the Seller)
(An average of 8% of notary fees will be added in supplement)

Region(s) : **Apt et environs**

Availability : **Available for sale**

Negotiable price ? **oui**

Property tax : **2800 euro**

Annual charges (gas, water, electricity, ...) : **N/P**

1/ Housing

Construction Date : **1900**

General condition : **Fully renovated**

Orientation : **North/Sout**

Living space : **220 m²**

Number of levels : **3**

Number of rooms : **11**

Main room : **25 m²**

Type of Kitchen : **Half open**

Number of bedrooms : **5**

Number of bathrooms : **X**

Number of shower rooms : **3**

Number of toilets : **3 (2 séparés)**

Storage room : **No**

Basement : **No**

Cellar : **Common cellar**

Attic : **No**

Garage : **No**

Parking : **Yes**

Type of heating : **Gas and electric**

State of electricity, plumbing : **Perfect condition**

Type of windows : **Double glazing everywhere**

Drainage : **City sewer**

Possibility expansion : **No**

Energy balance (class) : **Virgin**

Greenhouse gas balance (class) : **Virgin**

Details, Strengths, other benefits : **Renovated building. Intercom, cellar, local bikes, double glazing, insulated walls, ... Trade and 3rd floor rented (the owner does not want to rent too much because of visits). Rental report of approximately 10% + rental charges. Large public parking near**

2/ Garden

Area : 0 m²

Terrace : No

Covered terrace : No

Outdoor kitchen : No

Swimming pool : No

Pool House : No

Tennis : No

Well : No

Details, Strengths, other benefits : Downtown. Large public parking nearby.

3/ Photos



2 minutes walk from the center of Apt in the Luberon. Building completely renovated on 4 levels, crossing Nort /South, comprising, on the ground floor : a shop and a large shed, a bicycle storage room; in the basement : a large cellar with individual storage spaces for the apartments; on the 1st floor : a 2-room apartment of about 52 m² with small terrace and central heating with city gas (living room with semi-open kitchen, bedroom, shower room; on the 2nd floor : a 3-room apartment of about 62 m² with small balcony and city gas central heating (living room with semi-open kitchen, 2 bedrooms, shower room, separate toilet); on the 3rd and last floor : a 3-room

apartment of around 62 m² with small balcony and small attic, with the same configuration as the 2nd floor and individual electric heating. Double glazing everywhere, insulation with doubling of the walls, ... Rental report of approximately 9% gross (minimum), excluding rental charges !

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06 81 04 03 91 | 06 80 11 35 20