



# LE PHARE DE PROVENCE



238 500 €

**Buying apartment**

**3 rooms**

**Surface : 53 m²**

**Year of construction :** avant 1948

**Exposure :** Nord ouest

**View :** Citadine

**Hot water :** Individuelle gaz

**Indoor condition :** good

**Standing :** Bourgeois

**Building condition :** good

**Benefits :**

double glazing

2 bedroom

1 shower

1 WC

**Energy class (old measure) :** Unavailable

**Climate class :** Unavailable

Document non contractuel

08/09/2024 - Prix T.T.C



## Apartment 1181 Marseille

EXCLUSIVE! Marseille 13002- Historic district of Le Panier. We invite you to discover this great acquisition opportunity located between the Old Port and the historic district. On Rue Caisserie. This is a type 3 apartment on the 3rd floor in a well-maintained condominium. The building also underwent a roof renovation in 2017 and a renovation of the stairwell in 2024. Facade work is also planned. It is arranged in a spacious living room, an independent kitchen, two bedrooms and a bathroom. It has air conditioning, a gas boiler for heating and hot water. The kitchen is fully equipped. This apartment is ideal for your primary residence, a secondary residence, or a rental investment. Features : Sale price: €238,500 Agency fees included seller charge. Land: €1,011/2023 Quarterly charges €249 No legal proceedings in progress. Technical diagnostics in progress. For any visit, please contact Dhalia Fiouane on 06 13 76 74 57. Delament by text or email. Le Phare De Provence, specialist in the historic Panier district since 2005. 4, rue Saint-Thomé 13002 Marseille

**Fees and charges :**

Annual recurring charges 996 €

In condominium

9 lots in the condominium 238 500 € fees included



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Document non contractuel - Barème de prix disponible sur notre site internet