

355 000 €

Apartment for sale

Surface : 83 m<sup>2</sup>

Surface of the living space : 30 m<sup>2</sup>

Year of construction : 1960

Exposure : Sud nord

View : Dégagée

Hot water : Collective

Indoor condition : good

Standing : bourgeois

Building condition : good

Benefits :

lift, double glazing, gated, calm, armored door, residential, visitor parking

2 bedrooms

1 terrace

1 bathroom

1 WC

1 garage

1 parking

1 cellar

Energy class (old measure) : E

Climate class : D

Document non contractuel

22/10/2024 - Prix T.T.C



## Apartment ref. 603V209A Lyon

CHOMEL IMMOBILIER EXCLUSIVE

Set back from Quai Gillet, with a view of the Saône; for sale an 83 m<sup>2</sup> apartment, located on the 7<sup>th</sup> floor out of 8, in a secure and well-maintained condominium, with green spaces, parking spaces and garages, some possible spaces for visitors.

This apartment is North-South facing, its double living room of 30 m<sup>2</sup> opens onto a large balcony with blind, and view of the river without any vis-à-vis.

In addition to its entrance hall and kitchen, extended by a large storeroom, it offers a sleeping area with 2 bedrooms, a recent bathroom and a separate toilet.

The floors are parquet tiles for the bedrooms, marble for the entrance and the double living room; linoleum for the kitchen.

This apartment is in good condition; and is located in a very pleasant area, with its



include collective heating, cold and hot water, maintenance of green spaces, and the common charges of a condominium amount to €297 per month.

Tél: 06 89 03 27 76 / 04 78 22 10 51 - marjolaine@chomel.immo

The property tax is 1500€

Document non contractuel

We answer all your questions by phone, and can then send you information by email and are at your disposal to organize a visit for you.

Fees and charges :

Annual recurring charges 3 560 €

In condominium

32 lots in the condominium 355 000 € fees included