

231 000 €

**Buying apartment**

**3 rooms**

**Surface : 61 m<sup>2</sup>**

**Surface of the living : 17 m<sup>2</sup>**

**Year of construction : 1980**

**Exposition : Sud ouest**

**View : Citadine**

**Hot water : Individuelle thermodynamique**

**Inner condition : to renovate**

**Building condition : good**

**Features :**

Electric shutters, Down town, Lift

2 bedrooms

2 terraces

1 bathroom

1 WC

1 cellar

**Energy class (dpe) : D**

**Emission of greenhouse gases (ges) : C**

Document non contractuel

14/01/2025 - Prix T.T.C



## Apartment 6516 Marseille

Surprise yourself with this charming 3-room apartment located in the heart of downtown Marseille. With a generous surface area of 61 m<sup>2</sup>, it offers two beautiful bedrooms, a bathroom and a 17 m<sup>2</sup> living room. Added to this is an independent kitchen. Its brightness is unique: housed on the fourth floor of a six-story building contributing to its character, the apartment faces south-west and offers a captivating city view. Two terraces of 12 m<sup>2</sup> in total and a cellar complete the lot. If the interior condition requires renovation work, there is no doubt that you will be able to reveal its full potential. The building, built in 1980, is in good condition. Finally, among the comfort features, you will discover electric roller shutters and an elevator. This is a great opportunity to seize!

**General informations :**

Well condominium

231 000 € fees included

