

**580 000 €**

**Buying building**

**Surface : 310 m<sup>2</sup>**

**Year of construction : 1900**

3 bedrooms

2 showers

2 WC

5 parkings



## Building 25008 Peynier

Peynier - 13790 - Your agency exclusively offers you this dual-aspect building comprising 5 apartments and a large garage. This great investment opportunity is composed as follows: in the basement, a garage of approximately 98m<sup>2</sup>. On the ground floor, a room that can be converted into a studio of approximately 18m<sup>2</sup>, and a 3-room apartment of approximately 91m<sup>2</sup>. On the first floor, a 2-room apartment of approximately 44m<sup>2</sup> rented furnished for €600/month, and a 3-room apartment of approximately 51m<sup>2</sup>. On the second and top floor, a rough apartment to be finished of approximately 85m<sup>2</sup>, for which the floor is new as well as the roof and the frame. Apart from the roof and the frame, the entire building is to be completely renovated. ideal for building professionals or investors, to visit without delay. This file is extracted from the AMEPI file of which the agency is a member. The agency is thus authorized to carry out its activity in relation to the agency holding the mandate, at no additional cost to the purchaser. "Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)".

Document non contractuel

10/03/2025 - Prix T.T.C

General informations :

580 000 € fees included

