

550 000 €

Occupational local professional

Surface : 445 m²

Couverture : Taule

Features :

Independent building, air conditioning



## Local professional G25037 Gardanne

Gardanne - 13120-. Your La Provençale agency offers this rare property for sale in an industrial area. 445m² of premises on a plot of approximately 950m². The property comprises a garage/workshop of approximately 83m², several retail spaces, storage space, multiple offices, and meeting rooms. The premises also include a 65m² two-bedroom apartment. Three tenants currently occupy the apartment, the garage, and the ground floor, all for a monthly rent of €2,640. Upstairs, you have 161m² of office space, a meeting room, etc., available for your own use or to rent out. Previously, it was rented for €2,000. Co-ownership of 2 lots with no fixed charges. Visit quickly! 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) LA PROVENCALE Group - SARL with capital of €9,467.08 - Head office - 2 route de la chapelle - 13850 Gréasque. Real Estate Card CPI 1310 2016 000 005 877 - Prefecture of Bouches du Rhône - RCS 351 268 750.

Document non contractuel

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