

TOULON8 Place d'Armes
83000 Toulon**AGV
GARELLI
immobilier****HYÈRES**1 av. Jean Jaurès
83120 Hyères**169 800 €****Buying apartment****3 rooms****Surface : 57 m²****Year of construction : 2014****Exposure : Sud****Building condition : good****Benefits :**

lift, double glazing, gated, residential,

Terrasse, electric shutters

2 bedroom

1 terrace

1 shower

1 WC

**Apartment 3000 Toulon**

RECENT 2-BEDROOM APARTMENT ON THE 4TH AND TOP FLOOR WITH ELEVATOR - SOUTH-FACING TERRACE: AGV GARELLI Immobilier offers you the exclusive opportunity to acquire a charming 57 m² south-facing 2-bedroom apartment in a recent residence in West Toulon, with an elevator. The apartment consists of a living room with an open-plan kitchen opening onto a generous terrace of over 8 m² facing south, 2 bedrooms, a bathroom and a separate toilet. Possibility of purchasing a garage at an additional cost. Information on the risks to which this property is exposed, if any, is available on the Géorisques website: www.georisques.gouv.fr Building meets disabled access standards. Low charges Double glazing. Electric shutter in the living room and manual in the bedroom. To visit without delay!!

Legal information

169 800 € fees included

2,91% VAT of fees paid by the buyer (165 000 € without fees), in condominium (48 lots in the condominium), annual recurring charges 748 € (62 € monthly), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr,

Energy class (old measure) : A - Climate class : B
Estimated annual energy between 316 and 474 € (reference year 2021)
Document non contractuel - 01/07/2025

**AGV GARELLI immobilier - 8, Place d'Armes - 83000 Toulon**Tél: 04 94 92 96 96 - agvimmo@gmail.com

Document non contractuel - *prix H.A.I.