



## Apartment

MACON (71)

**190 000 €\***

\* Agency fees to be paid by the seller



81 m<sup>2</sup>



3 pièce(s)



2 chambre(s)

## PROPERTY DESCRIPTION

Spacious apartment with interior courtyard and parking in Mâcon, in the city center.

Located in the heart of Mâcon, discover this charming apartment in a small, carefully maintained condominium, offering the luxury of private parking and elevator.

- Generous surface area: A spacious living room of more than 40m<sup>2</sup>, bathed in light, opens onto an equipped kitchen, offering a friendly and welcoming space.

- Terrace/Interior courtyard: Enjoy a large terrace/interior courtyard, ideal for moments of relaxation or for sharing meals outdoors, adding a touch of tranquility to the heart of the city.

- Adaptable configuration: Two bedrooms, one of which is a good size, offer flexibility and the possibility of layout to create a loft according to your desires.

- Spacious bathroom: Tiled up to the ceiling, it offers a comfortable space. Independent WC for greater convenience.

- Individual gas heating

- Cellar: Additional space for storage.

- Secure parking space for increased security. Nombre de lots de la copropriété : 11, Montant moyen annuel de la quote-part de charges (budget prévisionnel) : 760€ soit 63€ par mois. Les honoraires sont à la charge du vendeur.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr).

**\*\* ENGLISH SPEAKERS:** please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



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## LE BIEN EN IMAGES



## DETAILS

### GENERAL

Reference ..... 837468

Property type ..... Apartment

Floor number ..... 1

Floors count ..... 3

### SURFACES

Living space ..... 81 m²

Surface Carrez Law ..... 80.56 m²

Living room surface ..... 29 m²

### CONDOMINIUM INFORMATION

Condominium property ..... Yes

Condominium lots count ..... 11

Condominium fees ..... 63 €/mois

Share of expenses ..... 760 €

### COMPOSITION

Number of rooms ..... 3

Number of bedrooms ..... 2

Number of bathrooms ..... 1

Toilets count ..... 1

### DPE/GES

DPE ..... 129

GES ..... 30

### APPENDIX

Cellar ..... 1

Videophone ..... Non

### SERVICES

Elevator ..... Yes

Heater ..... gaz

Kitchen ..... coin cuisine

Interpcom ..... Yes



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