



Apartment

EPERNAY (51)

127 000 €*

* Agency fees to be paid by the seller



60 m²



3 pièce(s)



2 chambre(s)

PROPERTY DESCRIPTION

Are you ready to invest? Well, the best option is always real estate! Come and discover this magnificent 60m² apartment located in the former Epernay barracks, part of a voluntary co-ownership. This welcoming type 3 accommodation has an entrance with cupboard which leads to a toilet, a living space and a kitchen, both giving access to an 8m² balcony on the WEST side. In addition, a corridor serves 2 bedrooms as well as a bathroom. The bonus: you benefit from 2 parking spaces in the building's secure car park. A recent building with elevator, ultimate comfort! So don't waste any more time, with the tenants already present, you will be able to sleep soundly without having to worry about finding a new one for your investment! Nombre de lots de la copropriété : 281, Montant moyen annuel de la quote-part de charges (budget prévisionnel) : 1497€ soit 124€ par mois, avec Syndic Bénévole. 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 838125

Property type Apartment

Year of construction 2009

Floor number 3

Floors count 3

Exposure West

View Vue sur Ville

SURFACES

Living space 60 m²

Surface Carrez Law 60 m²

Living room surface 20 m²

CONDOMINIUM INFORMATION

Condominium property Yes

Condominium lots count 281

Condominium fees 125 €/mois

Share of expenses 1 497 €

COMPOSITION

Number of rooms 3

Number of bedrooms 2

Number of bathrooms 1

Toilets count 1

Balcony 1

DPE/GES

DPE 135

GES 12

APPENDIX

Parking extérieur

Parking space 2

Videophone Non

SERVICES

Elevator Yes

Heater électricité

Kitchen vide

Interpcom Yes