



Building

AIRVAULT (79)

165 000 €*

* Agency fees to be paid by the seller



217 m²



8 pièce(s)

PROPERTY DESCRIPTION

Investment property - 3 flats - Near Airvault

Discover this investment property ideally located near Airvault. Comprising 3 separate flats and no co-ownership, it offers immediate profitability and simplified management.

Key features:

3 flats, 2 of which are let: No vacancy, stable and secure income
No co-ownership: simplified management and no shared charges
Individual entrances and private areas: Peace of mind and independence for each tenant
Large plot of 2,455 m²: Outdoor space and easy parking
3 garages: An additional benefit for tenants
Separate electricity and water meters for each unit

Composition of the property :

Flat 1 (54 m²): Fitted kitchen, living room, bedroom, bathroom, wc, detached garage, tenant in place (DPE E)
Flat 2 (93 m²): Fitted kitchen, living room, 2 bedrooms, 2 WCs, utility room, storage room, attached garage, work to be carried out, vacant, (DPE D)
Flat 3 (70 m² / 753 sq ft): Fitted kitchen, lounge, 2 bedrooms, bathroom with wc, garage not attached, tenant in place (DPE D)

Additional information :

Individual electric heating
Individual hot water tank
VMC
Mains drainage
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Please do not hesitate to contact me if you have any questions

Translated with DeepL.com (free version) 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.

**** 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!



Brice PANNOUX

THOUARS (79100)

Agent

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LE BIEN EN IMAGES





DETAILS

GENERAL

Reference 844539
Property type Building
Year of construction 1975
Exposure South
View Vue sur Jardin

SURFACES

Living space 217 m²
Land surface 2455 m²

COMPOSITION

Number of rooms 8

DPE/GES

DPE 186
GES 5

APPENDIX

Parking garage
Garage 3
Videophone Non



CAPIFRANCE
639 rue du Mas de Verchant, Immeuble Diver'city - 34 170 Castelnau Le Lez
CS 70058 34 473 Pérols Cedex
RCS de Montpellier n° 441 338 985
SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle