



Apartment

BONNEVILLE (74)

131 000 €*

* Agency fees to be paid by the seller



58 m²



3 pièce(s)



2 chambre(s)

PROPERTY DESCRIPTION

New Price of €131,000 for 58.19m² or €2,251 per m²! in Bonneville Center! Who says better ? The best quality/criteria/price ratio in its category currently on the market! So isn't it time to make yourself the owner of your apartment? /// Complete virtual tour available on simple request \\ \\ What a pleasure to present to you, Exclusively, this spacious T3 apartment located on the 1st floor of a small residence of only 3 apartments. He understands ; a living room, an equipped kitchen, 2 spacious bedrooms (12m² and 11m²), a bathroom with bathtub and WC, as well as a 3.2m² cellar on the ground floor. South exposure DPE = letter E, 251kWh/m²/year, i.e. 1 kWh short of being classified as D!!! This apartment is also a very good investment, its rental profitability is very good. The charges are very low, less than €50 per month. In a quiet environment in the heart of Bonneville, and close to the Geneva-Sallanches motorway. Everything within walking distance; shops, school, middle school, high school, bakery, pharmacy, post office, cinema, media library, gym... SNCF station (CEVA, Léman Express)... Contact me today to schedule a visit and discover for yourself the potential of this apartment! Philip - - Number of lots in the co-ownership: 6, Average annual amount of the share of charges (projected budget): €600 or €50 per month, with Volunteer Trustee. Fees are the responsibility of the seller. 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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ANNECY

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LE BIEN EN IMAGES



DETAILS

GENERAL

Reference	849996
Property type	Apartment
Year of construction	1900
Floor number	1
Floors count	2
Exposure	South
View	Vue sur Ville

SURFACES

Living space	58 m ²
Surface Carrez Law	58.19 m ²
Living room surface	20 m ²

CONDOMINIUM INFORMATION

Condominium property	Yes
Condominium lots count	6
Condominium fees	50 €/mois
Share of expenses	600 €

COMPOSITION

Number of rooms	3
Number of bedrooms	2
Number of bathrooms	1
Toilets count	1

DPE/GES

DPE	251
GES	49

APPENDIX

Cellar	1
Videophone	Non

SERVICES

Kitchen	équipée
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SAS au capital de 100.000 euros

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