

# AGENCE COURRIN

FONDÉE EN 1913

www.agencecourrin.fr

99 000 €

For sale apartment

3 rooms

Surface : 53 m<sup>2</sup>

Year of construction : 1960

Exposition : Est

Hot water : Collective

Inner condition : to renovate

Building condition : good

Features :

lift, Etage élevé, Traversant, to renovate,  
Balcon

2 bedroom

1 bathroom

1 WC

1 parking

1 cellar

#### Legal information

99 000 €

Fees paid by the owner, well condominium,  
annual current expenses 1 901 €  
(158 € monthly), no current procedure,  
information on the risks to which this  
property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr)



## Apartment 1502 Grasse

Located in the St-Claude area of Grasse, in a 1960s condominium, pleasant 3-room apartment with a living area of approximately 54m<sup>2</sup> on a high floor with elevator. It consists of: an entrance hall, living room, separate fitted kitchen, two bedrooms, a bathroom, and separate toilets. East-facing balcony. Bright! Modernization work to be expected. Unobstructed view. Private parking and a cellar complete this property. Monthly condominium charges of approximately: €160 (including general charges and heating). Energy class: D. Ideal for families or investors. Close to amenities (schools, shops and main roads). Apartment offered for sale EXCLUSIVELY by your ORPI real estate agency.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : E  
Estimated annual energy between 587 and 710 € (reference year 2015)  
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Document non contractuel - Barème de prix disponible sur notre site internet