

**199 000 €**

**Apartment for sale**

**3 rooms**

**Surface : 49 m²**

**Surface of the living space : 19 m²**

**Year of construction : 1980**

**Exposure : Sud**

**Indoor condition : normal**

**Benefits :**

double glazing

1 bedroom

1 shower

1 WC

**Energy class (old measure) : C**

**Climate class : A**

Document non contractuel

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### Apartment ref. 889V540A Gardanne

gardanne "13120" for sale exclusively, type 2 apartment, formerly type 3, located a few minutes walk from the city center.

This clean and well-maintained property offers a large 19 m² bedroom with a dressing room, perfect for optimal storage.

You will also find an entrance hall with cupboard, a kitchen open to the living room and a shower room with toilet.

The residence, built in 1980, is equipped with double-glazed windows, electric and wooden shutters, ensuring comfort and energy savings.

Parking is easy thanks to the free parking in the residence.

This property benefits from an ideal location: in the immediate vicinity of the Gardanne SNCF train station, the bus station, shops and all amenities.

It is an ideal apartment for those looking for tranquility while remaining close to the city center.

This real estate advertisement was written under the editorial responsibility of Nathalie Potet El, commercial agent of SAS Luxury Provence, registered with the

