

180 000 €

**Buying apartment**

**4 rooms**

**Surface : 73 m²**

**Surface of the living space : 20 m²**

**Year of construction : 1975**

**Exposure : Sud ouest**

**View : Dégagée**

**Hot water : Collective**

**Indoor condition : good**

**Building condition : good**

**Benefits :**

double glazing, gated, calm, armored door, residential

3 bedroom

1 terrace

1 shower

1 WC

1 cellar

#### Legal information

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Fees paid by the owner, in condominium (144 lots in the condominium), annual recurring charges 2 400 € (200 € 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 4408 Marignane

Immobilière Bleue offers you in Marignane a 4-room apartment located on the 4th and top floor of a quiet and secure residence. It is laid out as follows: an entrance leading to a spacious, bright living-dining room with access to the balcony, an independent, semi-equipped kitchen also with access to the balcony. A hallway distributing the sleeping area with three bedrooms, a modern shower room, a separate toilet, and a laundry room. The apartment is fitted with double glazing, air conditioning, and roller shutters. Collective heating. A cellar completes the property. Contact us at 04.42.44.56.94 and you can browse our listings on our agency website: [www.immobleue.net](http://www.immobleue.net) Information about the risks to which this property is exposed is available on the Géorisques website <http://www.georisques.gouv.fr>.

Energy class (old measure) : D - Climate class : D  
Estimated annual energy between 1440 and 2010 € (reference year 2025)  
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