

## AVIGNON IM TYPE 2 APARTMENT WITH PRIVATE GARDEN



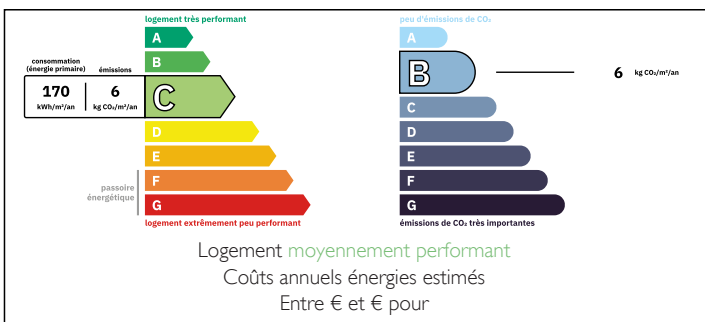
## INFORMATION

Town:	Avignon
Department:	Vaucluse
Bed:	1
Bath:	1
Floor:	40 m <sup>2</sup>
Outside Space:	24 m <sup>2</sup>

## IN BRIEF

Superb type 2 through-apartment in a private mansion located in the heart of the historic center. Recently renovated, this property comprises a bedroom with en suite bathroom and a living room with fully-equipped open kitchen opening onto a pretty, quiet 24 m<sup>2</sup> garden in the shade of a hundred-year-old plane tree. This apartment generates an excellent return on investment for seasonal rentals, and is sold fully furnished. An ideal choice for a city apartment or financial investment.

## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



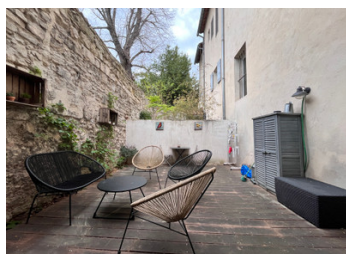
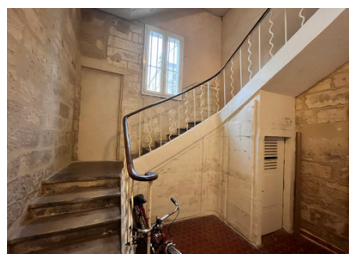
## DESCRIPTION

Co-ownership charges: €502 per year

Property tax: €700

Number of lots : 4

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>



## LOCAL TAXES

Taxe foncière: 700 EUR

Taxe habitation: EUR

## NOTES