



# LES CLÉS DU SOLEIL

76 000 €

For sale apartment

1 room

Surface : 18 m<sup>2</sup>

Surface of the living : 15 m<sup>2</sup>

Year of construction : 1928

Exposition : Est

View : Citadine

Hot water : Individuelle électrique

Inner condition : good

Building condition : good

Features :

double glazing

Energy class (dpe) : C

Emission of greenhouse gases (ges) : B

Document non contractuel

13/03/2025 - Prix T.T.C



## Apartment 13150 La Valette-du-Var

Very good opportunity to seize for this 18m<sup>2</sup> studio on the ground floor of a building of character, ideally located in the village of La Valette-du-Var. Built in 1928, the three-story building is in good general condition as is the apartment. Benefiting from a beautiful eastern exposure, this little cocoon offers a 15m<sup>2</sup> living room, a fitted kitchen and offers a soothing city view. For your comfort, the hot water and heating are individual electric with double glazing for good insulation. The interior condition of the apartment is good, ready to welcome its new owners. An opportunity to seize quickly! Currently rented 430€, end of lease 10/11/2025. Real estate in La Valette-du-Var (83160) presents undeniable advantages for the purchase of a studio. This dynamic town in the Var benefits from a privileged location, close to the beaches and only a few minutes from Toulon. It offers a pleasant living environment with many shops, quality infrastructure and an active community life. Perfect for a first investment or for a rental purchase. The keys to the sun 04 94 00 77 77

Fees and charges :

76 000 € fees included



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