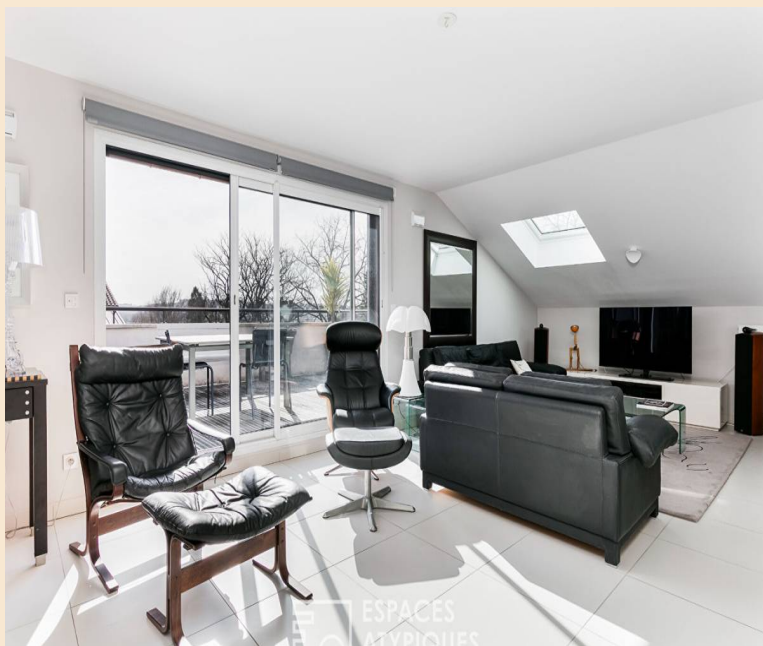


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Contemporary rooftop with terrace

Haute-Garonne , Occitanie



€545,000

inc. of agency fees

2 Beds 2 Baths 104 sqm

This 86.43sqm top-floor apartment (Carrez law) is located near L'Ormeau and the future Toulouse C line. The entrance hall reveals the attention paid to...

At a Glance

Reference MFH-EAT9913

Bed 2

Near to Toulouse

Bath 2

Pool No

Price €545,000

Hab.Space 104 sqm

Land Tax N/A

Property Description

This 86.43sqm top-floor apartment (Carrez law) is located near L'Ormeau and the future Toulouse C line. The entrance hall reveals the attention paid to the features of this rare property. The large living room and high-end kitchen open onto a terrace of over 50sqm with views of the Pyrenees. The sleeping area has a separate shower room and a first beautiful bedroom with access to the terrace. A master suite with its own shower room completes this space. Air-conditioned and offering a double garage in the basement, this atypical rooftop is close to all amenities. Property subject to the status of the co-ownership - 43 residential lots - annual co-ownership charges: EUR1,500.60. ENERGY CLASS: C / CLIMATE CLASS: C.

Estimated average amount of annual energy expenditure for standard use, established from energy prices for the year 2021, 2022 and 2023: between EUR660 and EUR960. Information on the risks to which this property is exposed is available on the Géorisques website Sales agent: Aymeric HUYNH 06.71.86.07.63. EI - RSAC number 890473309

Condominiums of 100 units (No proceedings in progress).

Annual expenses : 1945 euros.

Summary

Property type:	Apartment
Bedrooms:	2
Bathrooms	2
Price	€545,000

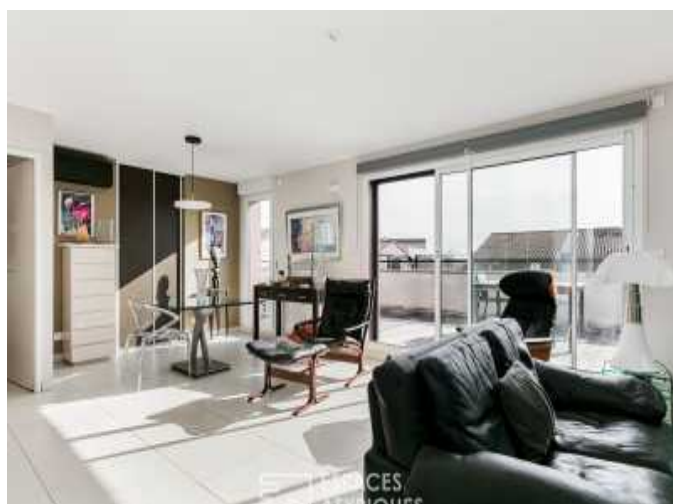
Key Information

Year Built:	2017
Internal Area:	104 sqm

Location: Occitanie



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S. and L. BROWN



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