



MYCROWN
ESTATES

MyCrown Estates

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Luminous Offices With Double Access & Vitrine

Professional sale

2 756 000 €

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|--|---------------------------------------|
| <i>Product type</i> Office | <i>Num rooms</i> 3 rooms |
| <i>Building</i> Le Michelangelo | <i>District</i> Fontvieille |
| <i>Living area</i> 85,50 m² | <i>Cellar</i> 1 |
| <i>Rented</i> Yes | <i>View</i> Gardens |
| <i>Release date</i> 30/09/2026 | <i>Ref.</i> MCE37 |

The office is currently rented at 3687 euros/month + TVA + fees until September 30, 2026, offering an immediate income stream for investors or a deferred move-in opportunity for future users.

Discover this beautifully designed office space, perfect for your business needs. With a generous area of 87 square meters, the layout features three spacious rooms, one WC, a laundry room, and a dedicated storage space.

The office boasts two separate entrances, offering excellent accessibility for clients and staff alike. A vitrine invites natural light, enhancing the workspace and providing excellent visibility.

Enjoy a peaceful garden view that brings a sense of tranquility to your daily work environment. Located in a calm and sought-after area, this office is ideal for businesses looking for a productive and inspiring workspace.

The property is currently rented at 3.595,64 euros + 20% VAT + 500 euros of monthly charges = 4.814,77 euros in total.



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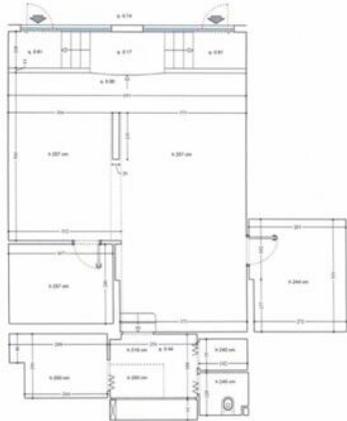
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MICHELANGELO - LOCAUX COMMERCIAUX
MICHELANGELO 077

SUPERFICIE GENERALE 85.50 MQ



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|---------------------|---|
| MICHELANGELO | |
| Etage - | MICHELANGELO 077 LOCAUX COMMERCIAUX |
| IND. DATE | 31/10/2024 |

