



SPACIOUS OFFICES FOR SALE - VILLA MIGNON - CONDAMINE

Professional sale

Sole agent

2 950 000 €

<i>Product type</i> Office	<i>Num rooms</i> 3 rooms
<i>Building</i> Villa Mignon	<i>District</i> Condamine
<i>Living area</i> 73,80 m²	<i>Total area</i> 83,20 m²
<i>Bathrooms</i> 2	<i>Floor</i> 1
<i>Condition</i> Good condition	<i>Mixed use</i> Yes
<i>Release date</i> To be determined	<i>Ref.</i> V-225

Located in the sought-after Condamine district, this office is within walking distance of the train station, shops and all local amenities.

The offices are currently laid out as follows: a private staircase leads to the first floor, which includes an entrance hall, three office spaces, men's restrooms, and women's restrooms.

The premises are currently rented at €5,871/month including charges. Lease expires 14/07/2029. Profitability of approximately 2.4%.

A 11m² cellar is also available for purchase in the same building.



