FOR SALE

2 700 000 €

SPACIOUS OFFICES FOR SALE – VILLA MIGNON – CONDAMINE





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 €6,047/month including charges. Lease expires 14/07/2029. Profitability of approximately 2.7%.

Type :	Professional sale	**Total area :**	80 sqm
Product type :	Office	**Living area :**	73.80 sqm
Number of rooms :	3	**Bathrooms :**	2
Building :	Villa Mignon	**Condition :**	Good condition
District :	Condamine	**Mixed use :**	Yes
Floor :	1	**Release date :**	To be determined

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