

**564 € / month**
**Rentals apartment**
**2 rooms**
**Surface : 39 m²**
**Surface of the living : 22 m²**
**Exposition : Nord est**
**Hot water : Individuelle**
**Inner condition : excellent**
**Features :**

Surfing balcony. : 6.3, Type of residence:

Closed, double glazing

1 bedroom

1 terrace

1 shower

1 WC

2 parkings


**Apartment 1124 Cugnaux**

For rent one-bedroom apartment located on the ground floor of a recent residence (without elevator) in the town of Cugnaux, Michet district. The apartment has an entrance with cupboard, a living room with open fitted kitchen (including high and low storage units, hob, hood), a bedroom, a bathroom and a toilet. Meets the latest standards imposed by BBC label construction regulations which guarantees daily energy savings. Outside, you will have a 5m² terrace and a 44m² private garden. It gives access to a private parking space. The residence has bicycle storage. Close to amenities (Diane shopping center with supermarket, bakery... 1km), 300m from the "Troubadours" bus stop line 87 serving the metro line A station "Basso combo" in 12 minutes and the Carrefour super market Market stop "Cugnaux Henry Gladi" in 3min. You will also find the "Bourdettes" bus stop 9 minutes' walk away, line 47 serving the city center of Cugnaux in 5 minutes. As for...

**Fees and charges**

Monthly rent 564 € with charges including 60 € provision for charges with annual settlement %} (excluding charges 504 €).

483 € VAT of fees paid by the tenant (including 119 € VAT for state of the property), 504 € for security deposit,

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C  
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RCS 524921350 Toulouse - Code NAF 6831Z - SIRET 52492135000020 - Garantie financière : GALIAN 120 000 €

Document non contractuel - Barème des prix disponible sur notre site internet