

**771 € / month**
**Rentals apartment**
**3 rooms**
**Surface : 59 m²**
**Surface of the living : 24 m²**
**Hot water : Individuelle**
**Inner condition : new**
**Features :**

lift, double glazing, gated, calm

2 bedroom

1 terrace

1 bathroom

1 WC

2 parkings


**Apartment 5256 Nîmes**

We offer you this T3 apartment of 57.80m² chemin du pont des îles, on the 1st floor of a new residence. DELIVERY OF HOUSING END OF OCTOBER 2023 It is organized as follows: a living room opening onto an open fitted kitchen (including high and low storage units, hob, hood, fridge - freezer and oven), 2 bedrooms, a bathroom and separate toilets Consumes little energy, having received the BBC label which guarantees daily energy savings. The accommodation is accompanied by a terrace of 13.80 m². It also gives you the benefit of private parking. The proposed rent is €710, the deposit is set at €635. The residence is located in a suburban area close to amenities and shops. Fees: visit, drafting of lease, inventory. DPE is in progress

**Fees and charges**

Monthly rent 771 € with charges including 75 € provision for charges with annual settlement %} (excluding charges 696 €).

779 € VAT of fees paid by the tenant (including 180 € VAT for state of the property), 696 € for security deposit,

Energy class (dpe) : A - Emission of greenhouse gases (ges) : A  
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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