



## OFFICE - La Rousse district

For sale

Sole agent

505 000 €

Product type <b>Apartment</b>	Num rooms
Building <b>Auteuil</b>	District <b>La Rousse - Saint Roman</b>
Living area <b>9,50 m<sup>2</sup></b>	Floor <b>rdc</b>
Annual costs <b>500 €</b>	Release date <b>17/04/2029</b>
Ref. <b>EEM-V-111</b>	

**BUY-TO-LET INVESTMENT**  
Nice little office on the ground floor of the Auteuil residence. The premises have been completely renovated and rented for a period of 5 years.

**Independent office of 9.5 m2 with a large window - completely renovated.**

Possibility of domiciliation of a SARL type company to install two workstations (manager + 1 employee).

**Very attractive buy-to-let investment**

The office is currently rented and occupied until April 2029, generating a monthly rental income of €1350, representing a rental yield of 3.2%.





