



## FONTVIEILLE - OFFICE WITH BEAUTIFUL SHOWCASE

**4 800 € / month**

+ Service charges : 500 €

Professional rental

<i>Product type</i> <b>Office</b>	<i>Num rooms</i> <b>3 rooms</b>	<i>Building</i> <b>Titien</b>	<i>District</i> <b>Fontvieille</b>
<i>Total area</i> <b>63 m<sup>2</sup></b>	<i>Floor</i> <b>Ground floor</b>	<i>Service charges</i> <b>500 €</b>	<i>Release date</i> <b>1er Février 2025</b>
<i>Ref.</i> <b>LMC - 293</b>			

**Administrative office** consisting of a large main room of 63m2 including **3 offices separated** by partitioned windows, **a toilet**, a kitchenette area and a **large window overlooking the street**.

Service provided by the Fontvieille Village guard post: Reception of packages, security by regular rounds and on-call.

The duration of the lease will be **a maximum of 35 months**.

Monthly rent excl. VAT 4800€ + VAT 20% 960€ + Monthly charges 500€ = **6260€ per month**





