



## listing



### Agenten-Info

Name: ArKadia  
Name der Firma:  
Land: Vereinigtes Königreich  
Telefon:  
Sprachen: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Anzeigen-Details

Immobilie für: Kaufen  
Preis: USD 478,765.5

#### Standort

Land: Frankreich  
Staat/Region/Provinz: Auvergne-Rhone-Alpes  
Stadt: Lyon  
Postleitzahl: 69000  
Veröffentlicht: 12.02.2025

#### Beschreibung:

Marseille (13), I am addressing buyers from Lyon, who are looking to invest, or become the owner of a main residence, in the largest tourist city, Dubai, with for sale a luxurious 70m<sup>2</sup> T2 apartment, ideally located in MBR City on the 1st floor with elevator, of the Kesington waters residence, with a private terrace of 10m<sup>2</sup> and a parking space in the basement. It has a living room with a sumptuously equipped kitchen, a bedroom, 2 bathrooms and a laundry room. Ideal services, swimming pool with swimming area, gym, sauna, hammam, reception, caretaker and cleaning included, wooded gardens adorn the place, which is completely secure. In the immediate vicinity of the Tram, shops, schools and other infrastructures. Reduced notary fees, no tax. Guaranteed and high profitability, with rental management and maintenance included. Plans and videos of the apartments on request. CARREZ surface: 80 m<sup>2</sup> Property subject to the legal status of the Co-ownership. No proceedings in progress. Agency fees including tax payable by the seller REF 54032 - ABESSAN Network - Sandrine DEROOZE ... Your real estate sales agent (EI) RSAC N° 428 875 298 - All our properties are visible on ... Are you interested in real estate? Contact me!

Neu: Ja  
Gebaut: 2024

#### Allgemein

Badezimmer: 1  
Fertige m<sup>2</sup>: 70 m<sup>2</sup>  
Stockwerk Nummer: 2



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Hausgeld pro Monat: EUR 200

### Zimmerdetails

Zimmer insgesamt: 2  
Innenausstattung: Fitted kitchen

### Versorgungsdetails

Heizstoff: Electric

### Energieeffizienz

Energieverbrauch in kWh/(m<sup>2</sup>·a): 50

### Gebäudedetails

Parkplatz: Ja  
Anzahl der Garagen: 1  
Außen-Ausstattung: Pool  
Anzahl Etagen: 12

### Mietbedingungen

Verfügbar ab:

### Zusätzliche Informationen

URL der Website: [http://www.arkadia.com/ACML-T13785/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ACML-T13785/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### Kontaktinformation

IMLIX ID: 34070144589

