

399 000 €

**Buying apartment**

**4 rooms**

**Surface : 89 m²**

**Surface of the living : 40 m²**

**Year of construction : 2023**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Individuelle gaz**

**Inner condition : new**

**Standing : new**

**Building condition : new**

**Features :**

lift, double glazing, gated, Vaste pièce à vivre de 40 m², Triple exposition, residential, Deux Garages et Cave, electric shutters, Normes RT2012 et PMR, Immeuble de 2023

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

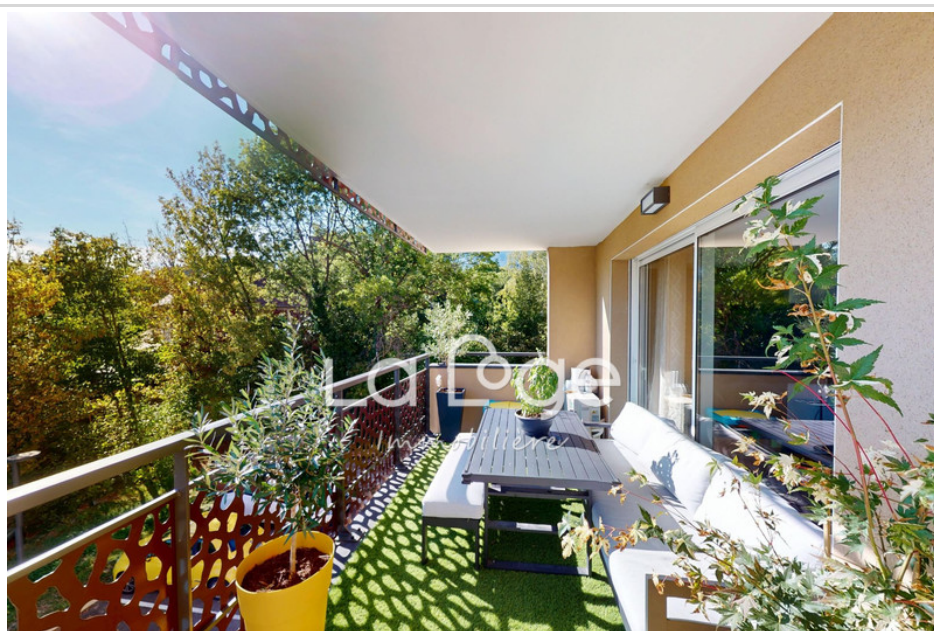
2 garage

1 cellar

**Legal information**

399 000 €

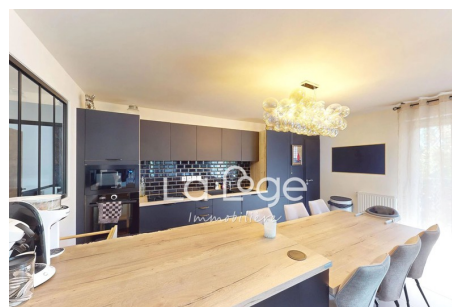
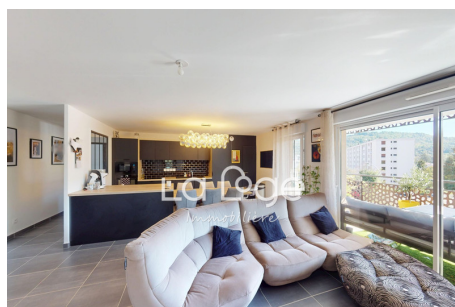
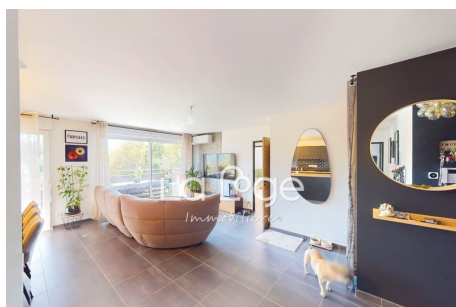
Fees paid by the owner, well condominium, annual current expenses 884 € (74 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).



## Apartment 408 Gap

**GAP :** La Loge Immobilière is delighted to present this superb 4-room apartment of 89 m², located in a 2023 residence compliant with RT2012 standards, just a 15-minute walk from the city center. It features a spacious living area of 40 m² filled with natural light, with a fully equipped open kitchen, extended by a 12 m² terrace offering unobstructed views. The sleeping area is divided into two sections: a master suite including a dressing room, shower room, and private toilet, and a second area comprising two bedrooms with storage, a bathroom, and separate toilet equipped with space for a washer and dryer. Two garages on the ground floor and a cellar complete the comfort. A rare and highly sought-after property in the area, offering brightness, modernity, and a perfect location close to shops, schools, and transportation. A visit is a must!

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C  
Estimated annual energy between 528 and 715 € (reference year 2021)  
Document non contractuel - 14/10/2025



La Loge Immobilière - 6 boulevard Général Charles de Gaulle, 05000 Gap

P. 06 51 88 35 28 - Tél. 04 92 58 77 28 - [info@laloge-immobiliere.com](mailto:info@laloge-immobiliere.com) - [www.laloge-immobiliere.com](http://www.laloge-immobiliere.com)

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