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### Condominium for Sale

Av Uruguay 1583 Cordón, Montevideo



Sale: US\$ 229,479

Property type: Condominium

Operation: Sale

- Land: 68.0 sqm
- Building: 28.0 sqm
- Bathrooms: 1
- Stories: 11

- Floor number: 4
- environments: 1

- Suitable credit
- Pet friendly

### Property status

Age: 2023

Without Mortgage: Yes

## Description

Brand new 2 bedroom Penthouse apartment in Cordón

Excellent investment opportunity!

Altos de Cordón is a venture in one of the most sought after areas in the center of Montevideo.

Project that is developed in 4500 m2 in 11 floors where we find typologies of studio apartment, 1 Bedroom and 2 Bedrooms.

30 parking spaces

Commercial premises in PB

6 trunks

Fully equipped multipurpose room

Terrace facing the Rambla de Montevideo

Excellent construction quality, unbeatable materials, kitchen equipped with designer furniture and more awaits you in Altos de Cordón

Framed under Law 18.795 of the National Housing Agency

VAT exemption

Exoneration from the ITP (2% of the cadastre value)

Exoneration from IRAE/IRPF for income generated from rentals for 10 years according to Regulations in force as of 9/1/2019

Exoneration from the Wealth Tax for 10 years

Unit 1002, 2 bedrooms, front balcony, 60.60 m2 interior, 30.80 m2 terrace, 91.40 m2 total

Connection costs 4%

Real estate fees 3% + VAT

Great benefits and discounts, do not hesitate to contact us

We have 1 and 2 bedroom units.

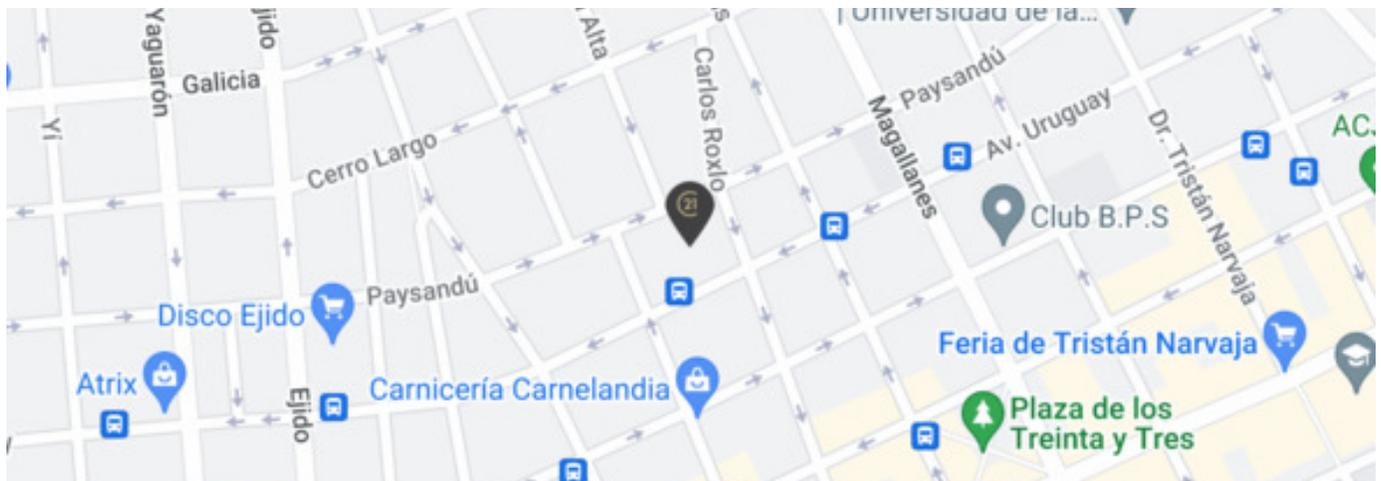
Do not miss this investment opportunity

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## Location

Av Uruguay 1583 , Cordón, Montevideo

## References



# Photo Catalog



**FORUM - Av. Prof. Dr. Euclides Peluffo 1649 GSS104, Buceo, Montevideo**  
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Property subject to availability.

Price subject to change without notice.

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