



Carolina Correa

**CENTURY 21.**

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**Condominium for Sale**

Centro, Montevideo



**Sale: US\$ 149,990**

**Property type: Condominium**

**Operation: Sale**

- **Land:** 69.0 sqm
- **Building:** 65.0 sqm
- **Bedrooms:** 3
- **Bathrooms:** 2
- **Half Baths:** 1
- **Stories:** 17
- **Number of Elevators:** 3
- **Floor number:** 7
- **environments:** 4

- |                |                    |                 |               |
|----------------|--------------------|-----------------|---------------|
| • Pets Allowed | • Water            | • Cable         | • Electricity |
| • Internet     | • Pavement         | • Phone         | • Kitchen     |
| • Hall         | • Laundry          | • Living room   | • Toilette    |
| • Grill        | • 24 hour security | • Goal security |               |

**Property status**

Age: 1929

## Description

---- ACCEPT BANK ---- IDEAL INVESTMENT ----

Apartment for SALE WITH RENT on Av. 18 de Julio, steps from the IMM  
POSSIBLE EXCHANGE IN CIUDAD DE LA COSTA

- Currently WITH INCOME of \$32,000 for 2 years until October 2025 (with ANDA guarantee)
- Gross Profitability: + 6.4%

- Building declared National Heritage (exempts 80% of the cost of real estate tax)
- 24 hour doorman. Surveillance cameras.
- 3 elevators (one service).
- Apartment facing the street on the 7th floor

- It has a living room
- 3 bedrooms
- 2 bathrooms (full bathroom with screen and social bathroom)
- semi-furnished defined kitchen
- barbecue for common use on the roof
- Common expenses \$4,000

SCHEDULE YOUR VISIT

Data provided by the owner.

Real Estate Fees 3% + VAT.

Each office is independently owned and operated.

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## Location

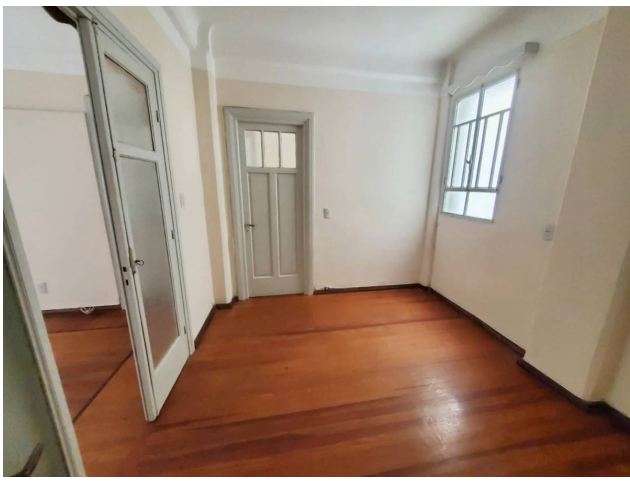
, Centro, Montevideo

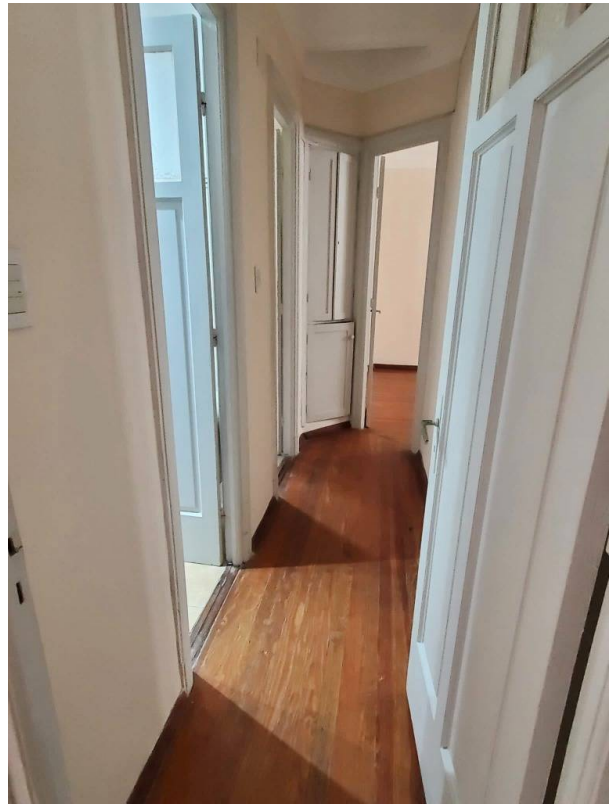
## References

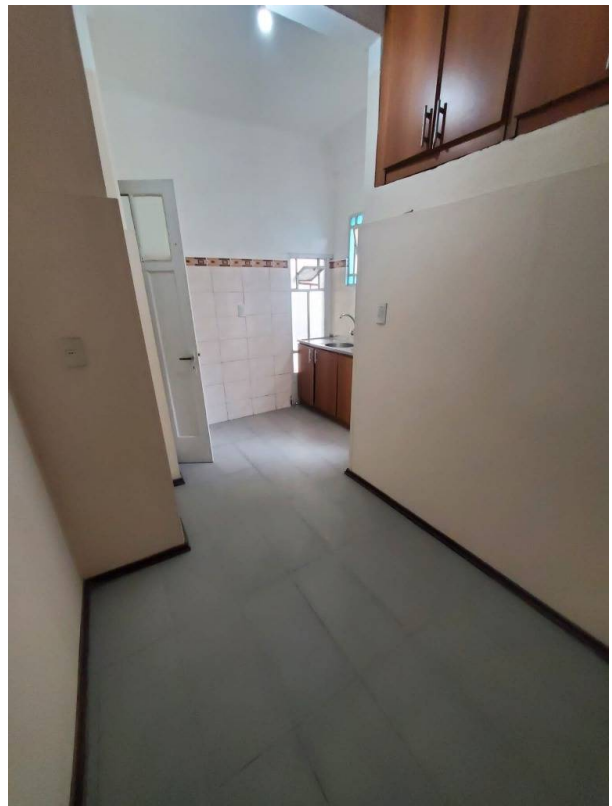


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## Photo Catalog









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Property subject to availability.

Price subject to change without notice.

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