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Condominium for Sale
Andes 1300 Centro, Montevideo



Sale: US\$ 139,000

Property type: Condominium Operation: Sale

- Land: 67.2 sqm
 - Building: 67.2 sqm
 - Bedrooms: 1
 - Bathrooms: 1
 - Stories: 10
 - Land: regular
 - Number of Elevators: 2
 - Floor number: 8
 - Number Of Houses: 50
 - Construction Quality: Middle
 - Showers: 1
- environments: 2

- | | | | |
|------------|----------------|---------------|----------------|
| • Kitchen | • Pets Allowed | • Water | • Electricity |
| • Pavement | • Balcony | • Living room | • Pet friendly |
| • Gym | • Grill | • SUM | |

Property status
Age: 2024
Without Mortgage: Yes

Description

Brand new apartment for sale

Downtown

WITH EXCELLENT RENT

Lease contract starts June 2024, with insurance guarantee for \$ 30,000 per month, 1 year with option for 2nd year

Unit 805

Back of building

60 m2 total (51 m2 interior and 9 m2 terrace)

1 bedroom with closet and space for desk

Integrated kitchen equipped with overhead and undercounter furniture, oven, stove and extractor hood

Full bathroom

Closet with pre-installation for water heater and washing machine (water heater included)

Terrace with barbecue grill

24-hour surveillance

Common expenses \$ 5,400

Contribution

Primary

Covered under the Promoted Housing Law

Exemption from IRPF and Property Tax for 10 years.

Solarium with hydromassage

Gym

Barbecue for 25 people

Possibility of purchasing a garage in the building (not included in the price)

Or renting a 24-hour parking lot located in the same building

Occupancy fees 4%

Real estate fees 3%

We share with all colleagues

Market this unit in Exclusiva

Location

Andes 1300 , Centro, Montevideo

References

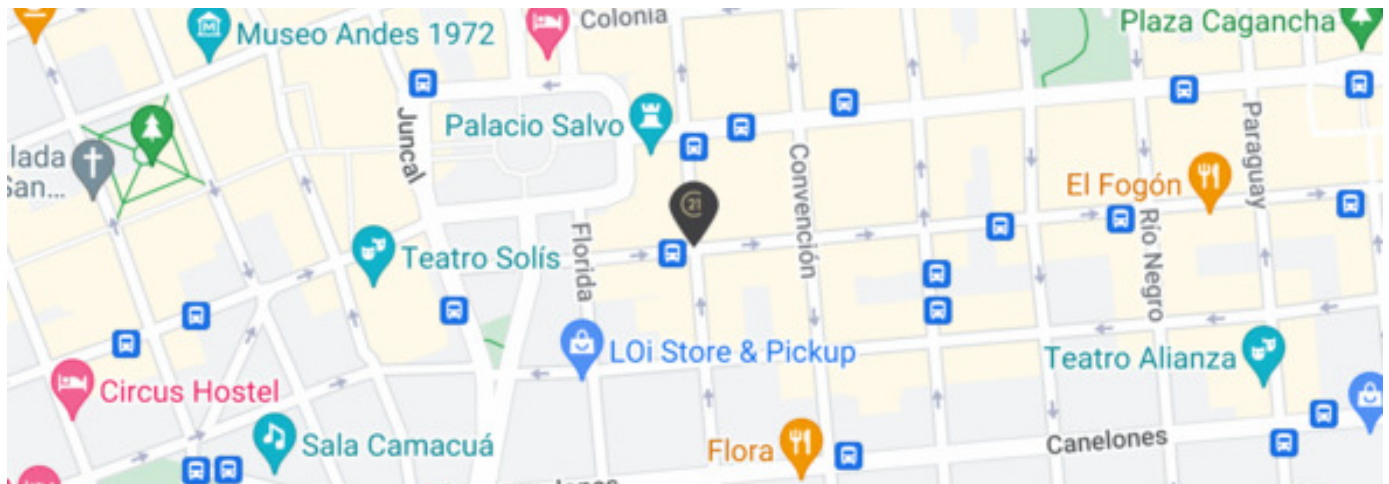
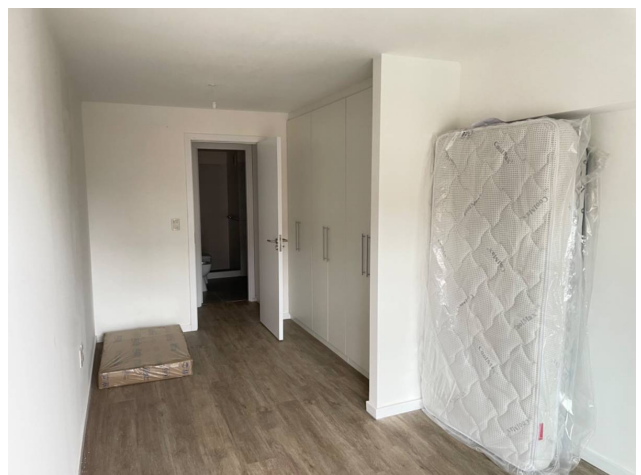
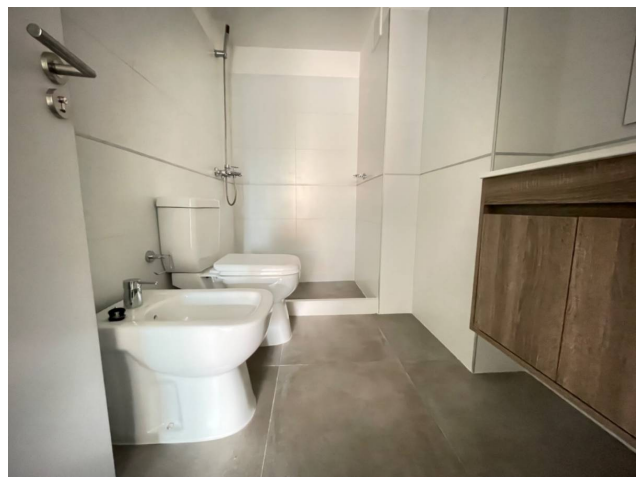
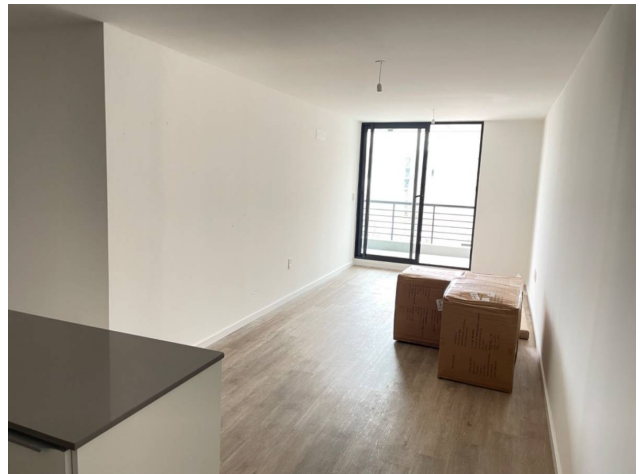
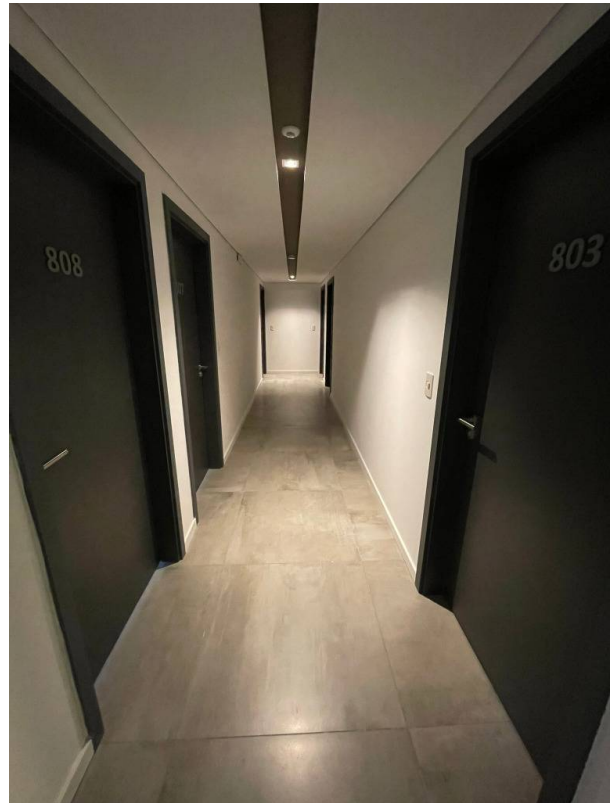
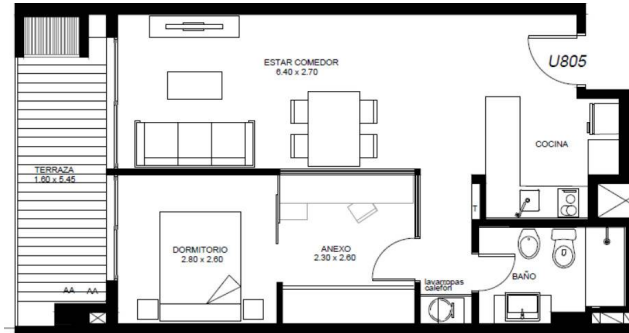
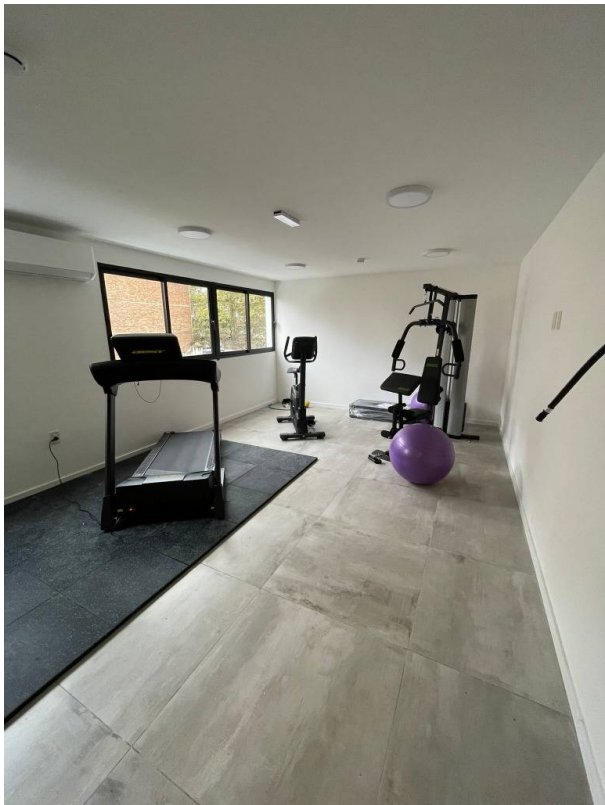
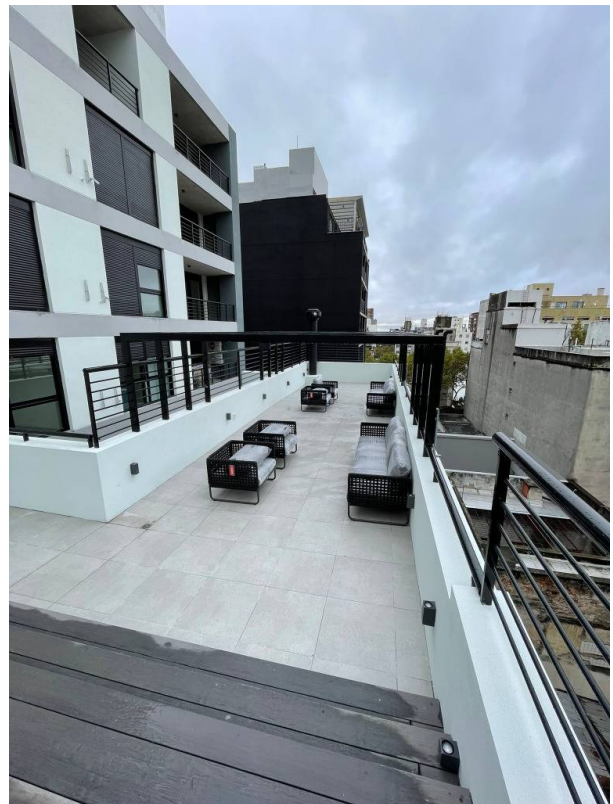
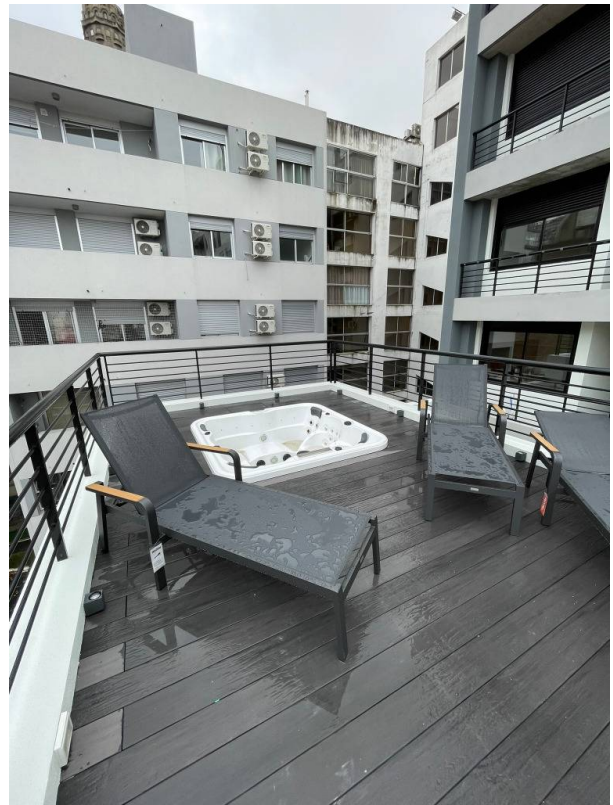
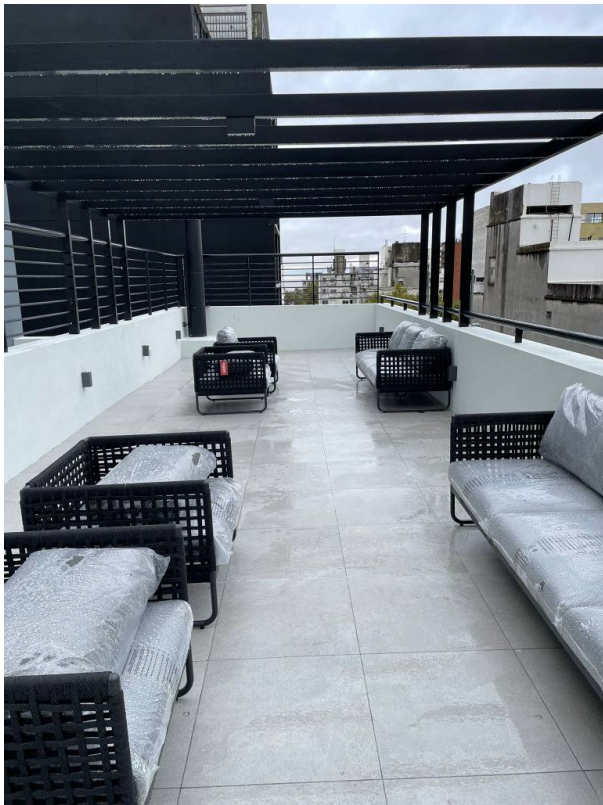


Photo Catalog









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Property subject to availability.

Price subject to change without notice.

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