**Votre conseiller : Géraldine BOURGIN**
**42eme Avenue Saint-Étienne**
1 Cours Victor Hugo
42000 ST ETIENNE
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Tél : 04 82 82 65 80
Tél : 07.77.39.54.13
www.42emeavenue.com

# Quartier de la Gare/Mignon T2 en duplex à louer

## ADRESSE

13 RUE MARC SEGUIN 42400 SAINT CHAMOND
42400 ST CHAMOND

| | |
|---|---|
| Etage : | **RDC / 1** |

## DESCRIPTION

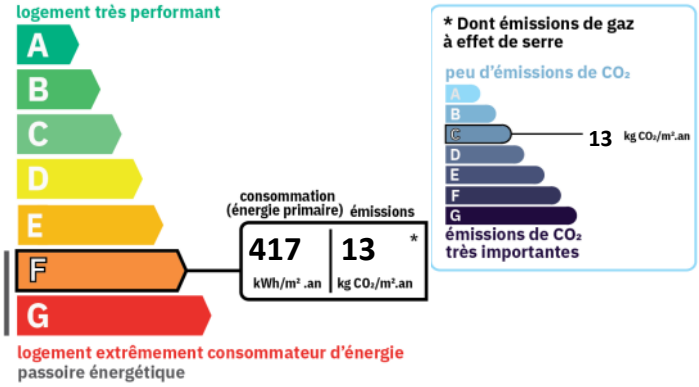
## AMENAGEMENTS EXTERIEURS

| | |
|---|---|
| Construit en : | **1948** |
| Vitrage : | **Double** |
| Huisseries : | **PVC** |
| Rez-de-chaussée : | **Oui** |
| Assainissement : | **Tout à l'égout** |

## AMENAGEMENTS INTERIEURS

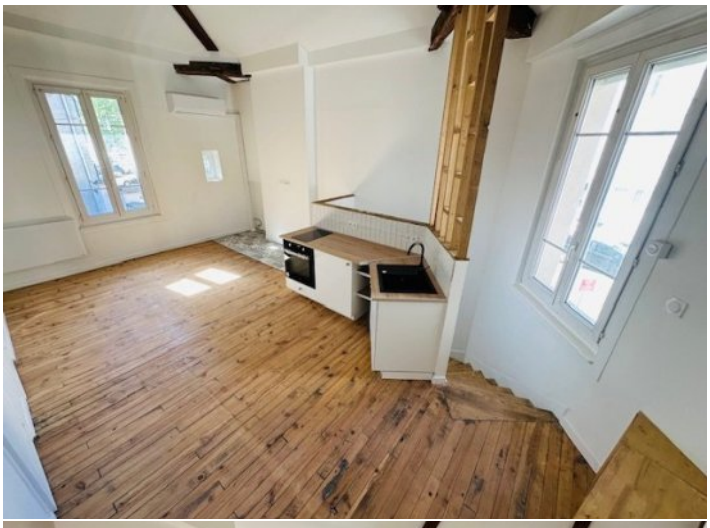
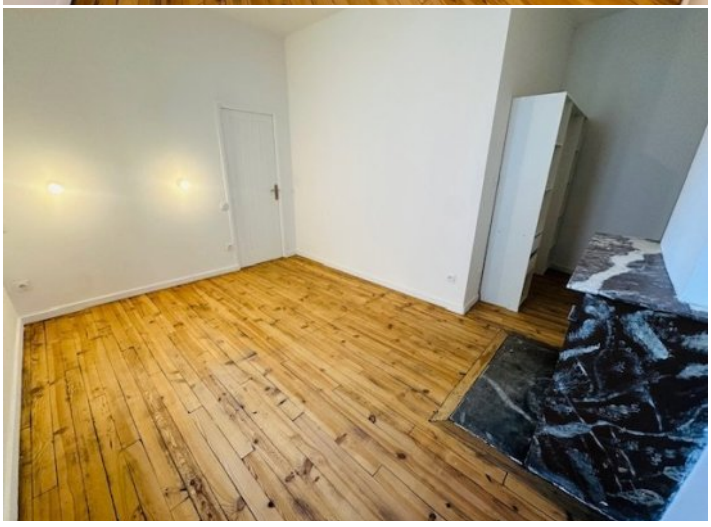
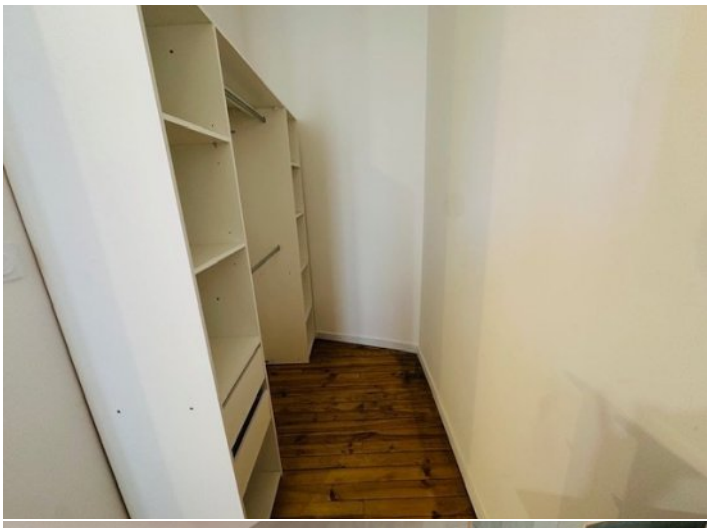
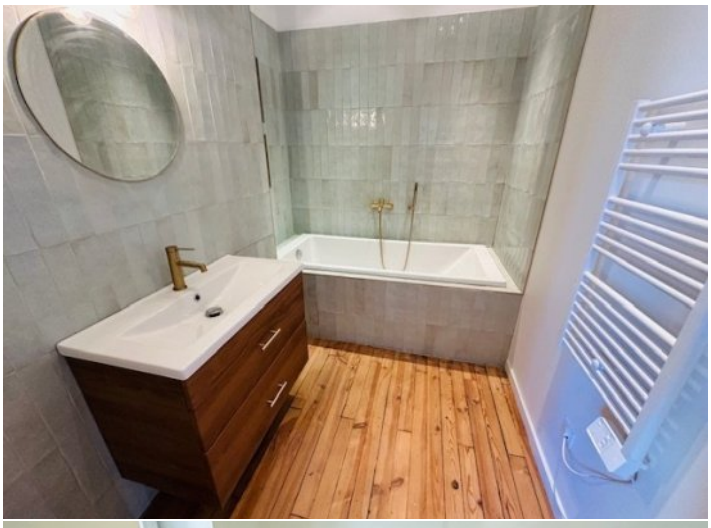
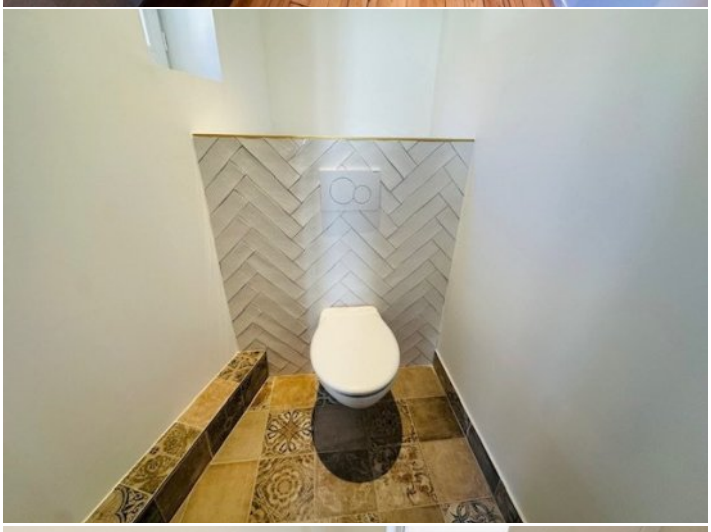
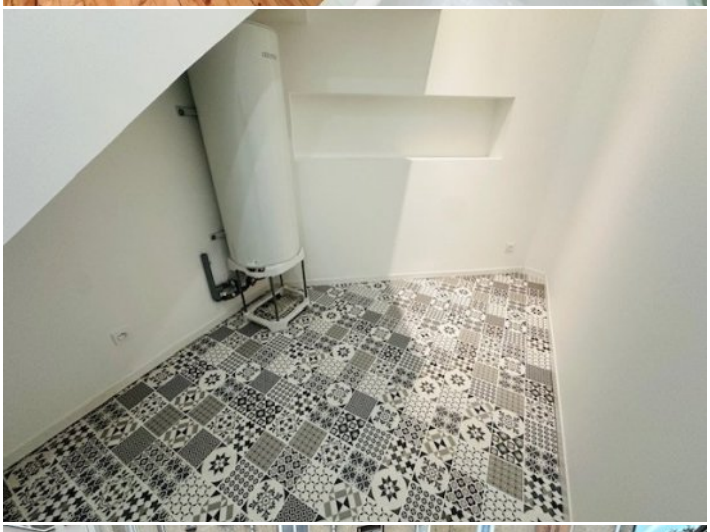
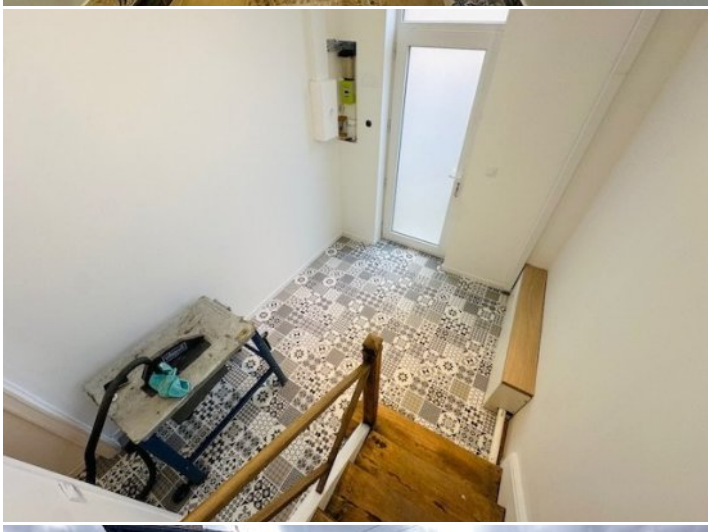
| | |
|---|---|
| Pièces : | **2** |
| Chambres : | **1** |
| Dressings : | **1** |
| Cuisine : | **OUVERTE** |
| Salles de bains : | **1** |
| Principal revêtement de sol : | **Parquet** |
| Chauffage : | **INDIVIDUEL/ELECTRIQUE** |

## CLASSE ENERGIE ET CLASSE CLIMAT




## DISPONIBILITE

| | |
|---|---|
| Disponible : | **de suite** |

## INFORMATIONS FINANCIERES

| | |
|---|---|
| Loyer charges comprises : | **505 €/mois** |
| dont provision de charges : | **25 €** |
| | **(régularisation annuelle)** |
| Dépôt de garantie : | **480 €** |
| Honoraires charge loc. : | **480 € TTC** |
| dont pour l'état des lieux : | **171,51 €** |