

450 000 €

**Contact agency**

**Nathalie Huc Immobilier**

1 promenade de la côte vermeille

66140 Canet-en-Roussillon

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**For sale apartment**

**4 rooms**

**Surface : 123 m<sup>2</sup>**

**Surface of the living : 56 m<sup>2</sup>**

**Year of construction : 2001**

**Exposition : Plein sud**

**View : Jardin**

**Hot water : Individuelle**

**Inner condition : a refresh**

**Standing : bourgeois**

**Building condition : GOOD**

**Features :**

Jardin + terrasse 310 m<sup>2</sup>, double glazing, gated, CALM, Garage grande hauteur, residential, Pool 12 x 5, electric shutters, AIR CONDITIONING, Visitor Parking

3 bedroom

1 terrace

3 showers

2 WC

1 garage

1 parking

**Energy class (dpe) : B**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

24/11/2024 - Prix T.T.C



**Apartment 8994/2024 Canet-Plage**

66140 CANET PLAGES - RARE very nice apartment on the ground floor facing south, close to shops and beach in a small secure residence. The living area is 132.45 m<sup>2</sup> consisting of a hall with a spacious living room with open kitchen, 3 bedroom suites each with its own shower room, numerous closets - large garage - parking. The apartment opens onto its garden of over 300 m<sup>2</sup> - The residence has a swimming pool. Would suit senior couple.

**Fees and charges :**

Annual current expenses 2 400 €

Well condominium

5 lots in the condominium 450 000 € fees included

