

849 000 €

Contact agency

Accueil Immobilier

61 Quai Colbert

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For sale apartment

4 rooms

Surface : 85 m<sup>2</sup>

Surface of the living : 30 m<sup>2</sup>

Exposition : Sud est

View : Mer

Hot water : Individuelle thermodynamique

Inner condition : NEW

Features :

POOL, lift, double glazing, gated, electric  
shutters

3 bedroom

1 terrace

1 bathroom

1 shower

1 WC

2 parkings



## Apartment Le Grau-du-Roi

New program RT 2012, delivery 4th quarter 2025. Corner P4 facing the sea, 2 private sheltered parking spaces, east/south exposure. 26 m<sup>2</sup> terrace with spa location, master suite with 15 m<sup>2</sup> shower + 2 bedrooms with cupboards, 30 m<sup>2</sup> living room, separate hanging toilet, bathroom, planter. Reversible air conditioning, thermodynamic water heater, remote electric shutter, 120x120 tiling. Secure residence with swimming pool, elevator, closed bicycle storage room, access for people with reduced mobility, video intercom and video surveillance. Direct access to the beach, approximately 300 m from shops. Reduced notary fees (2.5%).

Fees and charges :

Well condominium

849 000 € fees included

Document non contractuel

