

749 000 €

Contact agency

Laroca Immobilier

Place de la mairie

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For sale villa

5 rooms

Surface : 140 m<sup>2</sup>

Surface of the living : 52 m<sup>2</sup>

Surface of the land : 15320 m<sup>2</sup>

Year of construction : 1996

Exposition : Sud ouest

View : Panoramique

Hot water : Gaz

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

TERRACE, POOL, Bedroom on ground floor, double glazing, CALM, well

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

1 parking

Document non contractuel



### Villa 3982 Argelès-sur-Mer

Exceptional property - Argelès-sur-mer In a quiet area on a plot of over 15,000 m<sup>2</sup> with swimming pool, discover a beautiful 4-sided single-storey villa of approximately 140m<sup>2</sup>. The house is composed of a large and bright living room of 52m<sup>2</sup> with open fitted kitchen, 3 bedrooms including a master suite with shower room, a bathroom, two separate toilets and a double garage with direct access to the house via a storeroom. You will also enjoy a large covered terrace of 46m<sup>2</sup> with summer kitchen. This property also benefits - a habitable pool house with kitchen and shower room of approximately 18m<sup>2</sup> - a 9mX5m salt pool - equestrian facilities: 2 fenced paddocks, a shelter, a shower and a tack room The house is perfectly maintained and does not require any work. A rare property in an exceptional setting in Argelès-sur-mer

Fees and charges :

749 000 € fees included

