

188 000 €

**Contact agency**

**Agence Gontier Immobilier**

2 avenue du 8 mai 1945

66700 Argelès-Sur-Mer

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**For sale house**

**5 rooms**

**Surface : 50 m²**

**Surface of the living : 17 m²**

**Year of construction : 1988**

**Exposition : Plein sud**

**View : Montagne**

**Hot water : Electrique**

**Inner condition : GOOD**

**Features :**

Bedroom on ground floor, double glazing, court

4 bedroom

1 shower

1 WC

1 garage

**Energy class (dpe) : F**

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

Document non contractuel

19/04/2025 - Prix T.T.C



**House 2014 Argelès-sur-Mer**

Located in the beachside neighborhood of Argelès-sur-Mer, this charming 55 m² semi-detached house welcomes you in a calm and sunny environment. Built on a single level, the house offers a 17 m² living room, a fully equipped open-plan kitchen, four bedrooms, two of which are on the ground floor, and a shower room. Also enjoy a private courtyard to relax in the sun. The south-facing exposure and mountain views are major assets. Comfortable and well-maintained, the house is in good condition inside, equipped with double glazing, and electrically heated. Built in 1988, this property offers a pleasant living environment close to the sea. The Argelès-sur-Mer Beaches area, located in the charming seaside town of 66700 Argelès-sur-Mer, is an ideal destination for sea and sun lovers. It is renowned for its seven kilometers of fine sandy beaches, bordered by pine forests and mountain ranges. The beaches, equipped with all amenities, are supervised and dedicated to relaxation and water sports. The area also offers a variety of restaurants, shops, and leisure activities for young and old. Its lively and colorful seaside promenade is a must-see. The quiet, family-friendly Proche Plages area promises a sunny and fun-filled stay.

**Fees and charges :**

**Annual current expenses 880 €**

**Well condominium**

