



# Trilles Immobilier

463 500 €

**For sale appartement marina**

**6 rooms**

**Surface : 113 m<sup>2</sup>**

**Surface of the living : 34 m<sup>2</sup>**

**Year of construction : 1970**

**Exposition : Sud**

**View : Marina**

**Hot water : Individuelle électrique**

**Inner condition : excellent**

**Standing : normal**

**Building condition : Ravalement fait**

**Features :**

Terrasse de 45m<sup>2</sup>, double glazing,  
Mouillage bateau, calm, residential, pool,  
visitor parking

3 bedroom

2 terraces

2 show ers

2 WC

2 parkings

Document non contractuel

10/05/2024 - Prix T.T.C



## Appartement marina 1324 Le Barcarès

Up for grabs, charming 6-room marina apartment in the popular Coudalère district. This property with a surface area of 113 m<sup>2</sup> offers a living room of 34 m<sup>2</sup>, ideally located on the ground floor of a small 2-storey residence, built in 1970 and perfectly maintained (renovation done). Facing south and enjoying a view of the marina, this apartment offers a serene living environment thanks to its double glazing and its quiet and residential location. You will discover 3 bedrooms, 2 shower rooms, 2 toilets, a fitted kitchen and two terraces to enjoy the sun. The heating is individual with reversible air conditioning, and you have hot water by electric individualization. This property also includes two parking spaces, a significant advantage and you can enjoy the residence's swimming pool. The interior quality is impeccable. Regarding the price, please contact us.

**Fees and charges :**

Annual current expenses 2 140 €

Well condominium

67 lots in the condominium 463 500 € fees included



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Carte professionnelle n°CPI 6601 2015 000 002 656 -

Code NAF 6831Z agences immobilières - SIRET 752 845 602 00032 - Garantie financière : GALIAN Agence détentrice de fonds - Montant de la garantie : 160 000 € - Document non contractuel - \*prix F.A.I.