



# Trilles Immobilier

198 500 €

For sale villa

5 rooms

Surface : 89 m<sup>2</sup>

Surface of the living : 36 m<sup>2</sup>

Surface of the land : 345 m<sup>2</sup>

Exposition : Est

Hot water : Electrique

Inner condition : a refresh

External condition : good

Couverture : Tuiles

Features :

Chambre de plain-pied, double glazing,  
calm

3 bedroom

1 shower

1 WC

1 garage

1 parking

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

28/04/2024 - Prix T.T.C



## Villa 1332 Saint-Laurent-de-la-Salanque

It's a New Exclusive!!! Come and discover this charming 3-sided Villa at €198,550 located in a quiet area Ground floor : - Spacious living room of 36.75 m<sup>2</sup> with reversible air conditioning. - Open and equipped kitchen (cupboard and gas hob). - 3 bedrooms, two of which overlook the garden. - Large 42 m garage divided in two, with the rear part converted into a studio. - Pleasant garden with trees on a total plot of approx. 345 m<sup>2</sup>. Technical characteristics : - Phoenix construction. - Year of construction: 1983. - Two access points (gate allowing the entry of a motorhome). A QUESTION ? ADDITIONAL INFORMATION? VISIT ? THE EXACT ADDRESS TO VIEW THE ENVIRONMENT?: Contact Pascale TRILLES 06 71 50 55 08 Mandate 1332 - Fees charged to the seller. Dpe in progress. TRILLES IMMOBILIER Agency - 25 Av du Maréchal FOCH - 66250 - SAINT LAURENT/SALANQUE 04 68 50 97 43

Fees and charges :

198 500 € fees included



Trilles immobilier - 25 Avenue du Maréchal FOCH - 66250 Saint-Laurent-de-la-Salanque

Tél: 0468509743 - trilles.immobilier@gmail.com

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.