



300 000 €

For sale house

Surface : 143 m<sup>2</sup>

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

Surface of the land : 298 m<sup>2</sup>

Year of construction : 1975

Exposition : Est ouest

View : Citadine

Hot water : Electrique

Inner condition : A rafraîchir

External condition : good

Couverture : tiles

Features :

Bedroom on ground floor, double glazing,  
Laundry room, Automatic gate, calm

5 bedroom

1 bathroom

1 shower

2 WC

1 garage

3 parkings

Emission of greenhouse gases (ges) : D

Document non contractuel

22/12/2024 - Prix T.T.C



### House 4003 Canet-en-Roussillon

in the seaside resort of CANET EN ROUSSILLON, beautiful and large villa just 10 minutes walk from the beach, you will be seduced by a quiet, residential area with space. This house of traditional construction, with a surface area of 140m<sup>2</sup> for a plot of 320m<sup>2</sup>. The property is composed on the ground floor, an entrance with large closet, an office, a laundry room and a T3 apartment with kitchen opening onto the terrace, a living room, a bedroom, a shower slab and a separate toilet. On the first floor a T5 apartment composed of three bedrooms with closet, a kitchen with access to the terrace, a large living room, a bathroom and a separate toilet. Two balconies on each side. A garage and a shed complete the offer. The most, house can be composed of two separate apartments or a single large house. For more information, please call the tech real estate agency on 06 68 81 09 01

Fees and charges :

300 000 € fees included



Tech Immobilier

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Tél: 04 68 81 09 01 - contact@techimmobilier.com

Carte professionnelle - CPI 660 120 160000 10404 - RCS 441 102 878 00010

Code NAF 6831Z - Garantie financière : FNAIM 89 rue de la boetie 75008 Paris - Document non contractuel