



AGIR POUR LE LOGEMENT

# Gontier Immobilier

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04 68 54 71 97

contact@gontier-immo.com

241 500 €

Buying house

2 rooms

Surface : 40 m<sup>2</sup>

Surface of the living : 15 m<sup>2</sup>

Surface of the land : 15 m<sup>2</sup>

Year of construction : 2004

Exposition : Est

Hot water : Electrique

Inner condition : good

External condition : good

Features :

double glazing, Cour, air conditioning

1 bedroom

1 terrace

1 shower

1 WC

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

19/05/2024 - Prix T.T.C



## House 1967 Argelès-sur-Mer

Exclusively at GONTIER IMMOBILIER!!! A rare item for sale. Pretty little house composed of a living room with open fitted kitchen, a lounge area, a bathroom with toilet. Upstairs is a spacious attic bedroom. A pretty courtyard at the front of the house completes everything. Double glazing, reversible air conditioning. This property from 2004 is in excellent condition and beautifully decorated with great taste!! This property is located in Racou, 10 meters from the fine sand. The term RACOU means "The Nook" in Catalan. South of Argeles beach, more than just a neighborhood, this place is almost a village in its own right. Located at the junction of the rocky coast and the sandy beach, it is one of the typical places of the Argelèsian coast. It's a little corner of Paradise. Despite the demographic explosion and the development of tourism, Racou has not lost its original soul. If you wish to visit this property, contact Lauriane IVARS on 06.10.91.00.69 or the Auu agency 04.68.54.71.97.

Fees and charges :

241 500 € fees included



Agence Gontier Immobilier - 2 avenue du 8 mai 1945 - 66700 Argelès-Sur-Mer

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Carte professionnelle n°CPI 6601 2018 000 030 848 - RCS 510009566

Code NAF 703A - SIRET 510009566 0017 - Garantie financière : allianz : Montant garantie financière : 110000 € -

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