

€ 249 500

**Buying house**

**3 rooms**

**Surface : 55 m<sup>2</sup>**

**Surface of the land : 35 m<sup>2</sup>**

**Hot water : Electrique**

**Inner condition : good**

**Amenities :**

Bedroom on ground floor, double glazing, calm, pool

2 bedroom

1 terrace

1 shower

1 WC

1 garage

**Energy class (dpe) : C**

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

**Fees and charges :**

Annual current expenses 708 €

Well condominium

33 lots in the condominium 249 500 € fees included

04/02/2023 - Prix T.T.C



### House Agde

Real estate Le Cap d'Agde purchase sale - Quartier Rochelongue, &quot;Hacienda Beach 1&quot;, quiet and secure residence with swimming pool, 2 minutes walk from the beach (direct access) and the Mail de Rochelongue (shops and entertainment). House of 39 m<sup>2</sup> Carrez law, composed on the ground floor: a living room with kitchen area, bedroom with cupboard, shower room with washing machine, separate wc. Upstairs: a large mezzanine comprising a closed bedroom with a double bed and a sleeping area with a single bed. SUPERB VERANDA of 18 m<sup>2</sup> AND SUNNY TERRACE of 17 m<sup>2</sup>! Sold furnished and equipped with garage. Ref. : 525V182M

