

349 000 €
Buying villa
5 rooms
Surface : 80 m²
Surface of the land : 114 m²
Year of construction : 1970
Exposition : Sud est
View : Aperçu mer
Inner condition : A rafraîchir
External condition : good
Features :

Bedroom on ground floor, double glazing, calm

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 parking

1 cellar

Energy class (dpe) : D
Emission of greenhouse gases (ges) : B

Document non contractuel

02/05/2025 - Prix T.T.C


Villa 11262 Gruissan

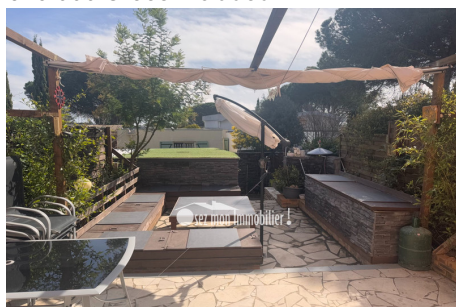
Les romarines, very popular residence, villa of 80 m2, T4, on a plot of 114 m2 with trees with large cellar of 10 m2 for storage, bike, scooter, windsurfing ... On the ground floor, a beautiful bright living room with equipped kitchen opening onto a beautiful south-east terrace to take your meals under the arbor sheltered from view and the wind. A bedroom and a bathroom with we. Large storage under stairs with machine space. Upstairs, 1 beautiful bedroom with sea view, large closet. The 3rd bedroom with large closet which opens onto a beautiful veranda of 8 m2. A bathroom with WC. Sea view from the first floor. The land at the back well sheltered with its large terrace, its wooded area and especially the cellar with direct access. Very quiet. Private parking with electric terminal (rare). Very well maintained house but to be brought up to date if necessary. To see quickly. Ideal main residence by the sea. To visit, contact Guytaine Bertrand 06.03.11.71.94

Fees and charges :

Annual current expenses 812 €

Well condominium

349 000 € fees included



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