

## Price on request

Contact agency

**TRILLES IMMOBILIER**

25 avenue du Maréchal FOCH

66250 SAINT LAURENT DE LA SALANQUE

04 68 50 97 43 / trilles.immobilier@gmail.com

**For sale apartment**

**2 rooms**

**Surface : 44 m²**

**View :** Citadine

**Hot water :** Individuelle

**Inner condition :** GOOD

**Building condition :** GOOD

**Features :**

lift, double glazing, gated

1 bedroom

1 bathroom

1 WC

1 cellar

**Energy class (dpe) :** B

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

Document non contractuel

25/10/2025 - Prix T.T.C



## Apartment 1500 Perpignan

**EXCLUSIVE PERPIGNAN - LE PYRRHA Residence - La Lunette District.** Within a secured condominium (badge + elevator access code), come and discover this bright one-bedroom apartment with a balcony. Located on the 3rd floor, with a surface area of 44.42 m² (CARREZ law), it features an entrance with a closet, a 22 m² living room, an equipped kitchen, a bathroom, and a bedroom. The living room and bedroom both open onto the 5 m² balcony, all in impeccable condition. Double glazing, MITSUBISHI air conditioning (August 2024), recent gas boiler (2021). The apartment is sold vacant, with a cellar in the basement. 2 lots sold including one main lot, out of a total of 107 lots, including 34 main lots. Annual fees: €1400 Energy rating: B (87) Climate impact: C (18) Ideal for investors or first-time buyers. Mandate ref: 1500 – Fees paid by the seller Information on risks related to this property is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr) Contact: Cédric FONVIEILLE 06 11 03 59 32 - TRILLES IMMOBILIER Agency – 25 Avenue FOCH – 66250 St Laurent de la Salanque - 04.68.50.97.43.

**Fees and charges :**

Annual current expenses 1 400 €

Well condominium

107 lots in the condominium

