

**Price on request**

**Contact agency**

**Agence du Midi**

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**For sale apartment**

**3 rooms**

**Year of construction :** 1970

**Exposition :** Est

**View :** Bord de mer

**Hot water :** Individuelle électrique

**Inner condition :** to renovate

**Standing :** bourgeois

**Building condition :** to renovate

**Features :**

Near the sea, CALM, 3 faces

2 bedroom

1 terrace

1 shower

1 WC

1 cellar

**Energy class (dpe) :** F

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



### Apartment 935 Leucate

Located just 100 meters from the popular Briganti beach, this charming garden-level apartment, set in a four-sided 1970s building with Art Deco style, offers great potential after renovation. Main features: Type T3, three sides Garden-level with a spacious terrace bathed in morning sunlight Generous floor area with ceiling heights over 3 meters Original terracotta tiles full of character Apartment to be renovated according to your desires Private cellar of approximately 25 m² in the basement, accessible from the back of the building Ideal setting: A quiet and sought-after location, perfect for a second home, rental investment, or a primary residence right on the water. Direct walking access to Briganti beach, known for its tranquility and natural charm.

**Fees and charges :**

Well condominium

2 lots in the condominium

Document non contractuel

