

**790 000 €**

**Contact agency**

**Acanthe Immobilier**

29, Avenue Jean Jaurès

34170 Castelnau le Lez

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contact@acanthemobilier.com

**For sale apartment**

**4 rooms**

**Surface : 141 m²**

**Year of construction : 2024**

**View : Jardin**

**Hot water : Individuelle thermodynamique**

**Inner condition : NEW**

**Standing : luxury**

**Building condition : NEW**

**Features :**

double glazing, CALM, armored door,  
residential, electric shutters, Visitor  
Parking

3 bedroom

2 terraces

1 bathroom

1 shower

2 WC

2 parkings

1 cellar



### Apartment 3393 Castelnau-le-Lez

Purchase this superb, brand-new apartment, nestled in a preserved setting not far from Montpellier. This undeniably charming 141 m² property offers a perfect blend of elegance and quality. Let yourself be seduced by its spacious 60 m² living room, ideal for moments of relaxation and conviviality. The kitchen, equipped with high-end equipment, will satisfy all your culinary expectations. The home houses three comfortable bedrooms, each with a bathroom and a shower room to meet your needs. You will also have at your disposal a private 123 m² garden as well as two terraces to enjoy the beautiful sunny days. In addition, the apartment includes two parking spaces and a storeroom. Noble materials have been selected to enhance this property. Its design, incorporating connected equipment and custom-made fittings, gives it a modern and cozy touch. The residence, small in size, is secure and a true haven of tranquility. This ready-to-occupy apartment is a great opportunity, whether as a primary residence or a tax-efficient investment. RT2012. For any further information, Gabriela Benec is at your disposal at +33 (0)6 89 75 56 03.

**Fees and charges :**

Annual current expenses 1 107 €

Well condominium

Document non contractuel

02/07/2024



7 lots in the condominium 790 000 € fees included