

689 000 €

Contact agency

Agence de la Grande Motte - Cabinet NOBLOT

13 place des Cosmonautes

34280 La Grande Motte

04 67 56 52 47 / bernardnoblott@orange.fr

For sale apartment

4 rooms

Surface : 92 m²

Year of construction : 2010

Exposition : Sud et ouest

View : Sur verdure et lac du Ponant

Hot water : Individuelle électrique

Inner condition : excellent

Standing : residential

Features :

double glazing, gated, armored door,  
electric blinds, electric shutters, CALM, lift,  
AIR CONDITIONING

3 bedroom

1 terrace

1 shower

1 WC

1 garage

Energy class (dpe) : B

Emission of greenhouse gases (ges) : A

Document non contractuel

01/07/2025 - Prix T.T.C



### Apartment 6849 La Grande-Motte

Au Ponant - In a beautiful residence - P4 apartment of 92 m² plus a corner terrace of 41 m² - On the 3rd floor with elevator - Comprising: entrance with closet, toilet, shower room, bedroom, bedroom with closet, bedroom with dressing room, laundry room, living room with fitted kitchen - In excellent condition - South and west facing - View of greenery - Double glazing, electric shutters, new ducted air conditioning, electric blinds - Renovation in October 2025 paid for - 30 m² garage in the basement - "Information on the risks to which this property is exposed is available on the website [www.georisques.gouv.fr](http://www.georisques.gouv.fr)"

Fees and charges :

Annual current expenses 2 016 €

Well condominium

689 000 € agency fees 5,00% à the responsibility of the buyer included

