

137 000 €

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

1 room

Surface : 23 m²

Exposition : Nord est

View : Citadine

Hot water : Individuelle gaz

Inner condition : excellent

Standing : residential

Building condition : Ravalement en 2026

Features :

double glazing, gated, electric shutters, lift

1 terrace

1 shower

1 WC

Energy class (dpe) : E

Emission of greenhouse gases (ges) : F

Document non contractuel

13/06/2025 - Prix T.T.C



### Apartment 6844 La Grande-Motte

In the city center - Studio of 23 m<sup>2</sup> plus a glazed loggia of 7 m<sup>2</sup> - On the 1st floor with elevator - Comprising: entrance with cupboard, shower room with wc, living room with kitchenette - Excellent condition - North-east exposure - Bright, not overlooked - Gas heating, double glazing on the loggia, electric shutter - City and greenery view - Renovation in 2026 paid - Close to all amenities and the beach - &quot;Information on the risks to which this property is exposed is available on the website [www.georisques.gouv.fr](http://www.georisques.gouv.fr)&quot;

Fees and charges :

Annual current expenses 1 444 €

Well condominium

137 000 € agency fees 5,11% à the responsibility of the buyer included

