

198 550 €

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 villa

3 rooms

Surface : 55 m²

Surface of the living : 29 m²

Surface of the land : 253 m²

Year of construction : 1996

Hot water : Electrique

Inner condition : GOOD

Features :

Bedroom on ground floor, double glazing,
CALM

1 bedroom

1 bathroom

1 WC

1 garage

1 parking

Document non contractuel

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



Villa 1467 Saint-Laurent-de-la-Salanque

Let yourself be seduced by this charming, ideally located, two-sided villa (close to all amenities). Upon entering, you will discover a living room with access to the front garden, opening onto a fully equipped kitchen, ideal for enjoying the mild, sunny days. The house offers a large comfortable bedroom; a bathroom with bathtub and shower; a separate toilet. Bonus: the summer kitchen can easily be converted into a second bedroom according to your needs. At the back, a second garden awaits you, currently converted into a vegetable patch with a workshop space — perfect for nature lovers or keen DIY enthusiasts. And that's not all: a spacious garage completes this property with its many assets. Peace, functionality, and charm are all here. An opportunity not to be missed! This property is just waiting for you. Come visit! DPE in progress Mandate ref: 1467 – Fees payable by the seller. Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr Contact: Caroline Oliver - Sales Agent 06.20.60.19.49 – TRILLES IMMOBILIER Agency – 25 Avenue FOCH – 66250 St Laurent de la Salanque- 04.68.50.97.43.

Fees and charges :

198 550 € fees included

