

483 600 €

Contact agency

Agence AVL

32 route de la Crau

13200 Arles

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For sale house

4 rooms

Surface : 120 m²

Surface of the living : 25 m²

Surface of the land : 580 m²

Exposition : Plein sud

View : Citadine

Hot water : Electrique

Inner condition : a refresh

External condition : GOOD

Couverture : tiling

Features :

fireplace, double glazing, Automatic

Watering, Automatic gate

3 bedroom

1 terrace

1 bathroom

2 WC

1 garage

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

06/05/2025 - Prix T.T.C



### House 247 Arles

An excellent real estate investment awaits you in Arles, precisely in the Trinquetaille district. To seize: a charming semi-detached house on one side, with a surface area of 120 m² spread over 2 levels. This residence has 3 bedrooms, a bathroom, 2 toilets and a terrace. You will love the 25 m² living room, bathed in light thanks to its southern exposure. The city view will seduce you as much as the fitted kitchen. The house requires some refreshments to reveal its full potential. Comfortable, the services include a fireplace, double glazing, automatic watering and gate. The heating and hot water system is electric and the sanitation is connected to the sewer system. The land benefits from a generous surface area of 580 m². The Trinquetaille Quarter is a charming neighborhood in Arles, located on the right bank of the Rhone, it is separated from the historic center of the city by the great river. Known for its quiet atmosphere, it offers a peaceful and residential living experience.

Fees and charges :

483 600 € agency fees 3,85% à the responsibility of the buyer included

