

Price on request

Contact agency

Laroca Immobilier

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For sale villa

4 rooms

Surface : 135 m²

Surface of the living : 37 m²

Surface of the land : 1081 m²

Year of construction : 1993

Exposition : Plein sud

View : Montagne

Hot water : Electrique

Inner condition : to modernize

External condition : GOOD

Couverture : tiling

Features :

TERRACE, POOL, fireplace, Bedroom on ground floor, double glazing, air conditioning, CALM, well

3 bedroom

2 terraces

2 bathrooms

3 WC

1 garage

1 parking

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A



Villa 4163 Laroque-des-Albères

Detached villa for sale in Laroque des Alberes! Located in a very peaceful setting, just 1.2 km from all the shops of Laroque des Alberes, this 135 sqm comfortable detached villa was built in 1993 on a flat, fenced, and wooded land of 1081 sqm with a well, an 8 x 3.5 meter swimming pool facing due south, terraces, and breathtaking views over Les Alberes mountains ! On the ground floor, it features an entrance hall, a living room of around 37.5 m² with a fireplace (insert) and double-height ceilings, a glazed room adjoining the living room to enjoy the views all year round, a fitted open-plan kitchen with a glass door opening onto the south-facing terrace, a pantry, a tiled garage of approximately 14.6 sqm (not included in the living area) with an automatic door, a separate WC with hand basin and window, two bedrooms with closets and a shower room with WC. Upstairs: a mezzanine overlooking the living room, a shower room with WC, a study, and a third bedroom with closet. Modernisation to consider: wallpaper, painting. A superb detached villa in an outstanding location, close to the shops of Laroque des Alberes, boasting a superb garden and covered terrace to enjoy the sunshine and views all year round! Contact Laroca Immobilier, your Estate Agent in Laroque des Alberes.

Fees and charges :

