

449 000 €

Contact agency

Chic Immobilier

31 Rte Nationale

66700 Argelès-sur-Mer

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For sale house

6 rooms

Surface : 130 m²

Surface of the land : 164 m²

Year of construction : 1965

Exposition : Est ouest

View : Montagne

Hot water : Electrique

Inner condition : a refresh

External condition : to renovate

Features :

Bedroom on ground floor, double glazing,
CALM

4 bedroom

3 terraces

3 showers

3 WC

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

14/06/2025 - Prix T.T.C



House 204A/25 Argelès-sur-Mer

In Argelès Plage, possibility of creating 2/3 dwellings, 100m from the beaches and close to shops. For sale, charming terraced house from the 1960s/70s in Argelès-sur-Mer in a quiet flowery street. The property offers a surface area of 130 m² on a plot of 164 m², spread over a single level. Comprised of a 3-room, dual-aspect apartment with a west-facing terrace, offering a mountain view and an east-facing veranda (in very good weather, offering a glimpse of the sea), approximately 70m upstairs, for the ground floor, plan a layout, at your convenience, offering a rental possibility. Oriented East-West, the house offers beautiful light throughout the day and a breathtaking view of the mountain. On the practical side, the house consists of a separate kitchen, three shower rooms, and three toilets. The quadruple house has four bedrooms, including one on the ground floor. Three terraces to enjoy the region's sunny climate. The house requires updating and renovation to bring it up to date. It has electric heating and hot water, as well as mains drainage. Double glazing provides excellent insulation. A must-see for lovers of peace and quiet and nature. All information on georisques.gouv.fr to consult the risks linked to the geographical location of this announcement. For further information, please contact the Chic Immobilier agency - 31 Rte Nationale - 66700 Argelès-sur-Mer

Fees and charges :

449 000 € fees included

