

549 000 €

Contact agency  
**OSEZ MON IMMOBILIER**

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For sale townhouse

5 rooms

Surface : 150 m<sup>2</sup>

Surface of the living : 40 m<sup>2</sup>

Surface of the land : 319 m<sup>2</sup>

Year of construction : 1960

Exposition : Sud ouest

Inner condition : excellent

External condition : GOOD

Features :

POOL, fireplace, double glazing, CALM

4 bedroom

2 terraces

1 bathroom

1 shower

2 WC

3 parkings

1 cellar

Energy class (dpe) : C

Emission of greenhouse gases (ges) : C

Document non contractuel

02/05/2024 - Prix T.T.C



## Townhouse Narbonne

Favorite for this T5 townhouse of 150 m<sup>2</sup> redesigned by an architect. Near Quai Victor Hugo and Halles, this very bright house welcomes you in a large hall which leads to a separate kitchen equipped for daily meals. A large living room with fireplace and dining room with access through beautiful wooden bay windows onto the terrace area and the swimming pool. Large laundry room and guest toilet. The staircase, a decorative element of the hall with its wrought iron banister, leads you to the upstairs hall which leads to 4 beautiful bedrooms including a master suite with its bathroom (plus shower) and dressing room. A bathroom and toilet. The garden with the possibility of parking a car inside, is wooded and quiet while being in the city center. A swimming pool (5X3) facing south and the terrace for your aperitifs with friends. Double-glazed joinery, gas heating plus reversible air conditioning. Great services. Rare in the most sought after area of the city. To visit, contact Guylaine Bertrand 06.03.11.71.94

Fees and charges :

549 000 € fees included

