

468 000 €

Contact agency  
**OSEZ MON IMMOBILIER**

25 rue de Toulouse

11430 GRUISSAN

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For sale contemporary house

5 rooms

Surface : 118 m²

Surface of the living : 40 m²

Surface of the land : 285 m²

Year of construction : 2022

Exposition : Sud

External condition : NEW

Features :

POOL, Bedroom on ground floor, double glazing, Laundry room, CALM

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

Energy class (dpe) : A

Emission of greenhouse gases (ges) : A

Document non contractuel

03/05/2025 - Prix T.T.C



### Contemporary house 11175 Narbonne

Beautiful contemporary villa to release with 110 m² of living space plus a 20 m² garage. Discover this beautiful villa with high-end services. Beautiful living room with open fitted kitchen opening onto a beautiful wooden terrace. A master bedroom on the ground floor with shower room and dressing room. Separate toilet. A beautiful staircase to access the floor. 2 bedrooms and an office with access to the large terrace of 32 m² with open views. separate toilet and a bathroom. Landscaped grounds of 285 m² with a permanent swimming pool, not overlooked. Double glazing, ducted air conditioning, high-end household appliances. Ten-year guarantees and damage to the work. Plus: reduced notary fees. Residential area at the gates of Narbonne. Assured crush ! Put down your suitcases. You wanted to build, this villa is already available for you... To visit contact Guylaine Bertrand 06.03.11.71.94

Fees and charges :

468 000 € fees included

