## 249 600 €

## Contact agency TRILLES IMMOBILIER

25 avenue du Maréchal FOCH 66250 SAINT LAURENT DE LA SALANQUE 0468509743 / trilles.immobilier@gmail.com

For sale house Surface : 90 m²

Surface of the land: 316 m<sup>2</sup> Year of construction: 1970 Exposition: Sud est

Hot water : Electrique

Features:

fireplace, Laundry room, CALM

4 bedroom

1 show er 2 WC

1 garage

Energy class (dpe): E

Emission of greenhouse gases (ges): B











## House 1368 Ortaffa

ORTAFFA Come and discover this charming 4 Faces villa ideally located a few steps from the village center. Built on a plot of 316 m² with trees, this house offers you an area of 100 m² plus a spacious garage of 39 m². The villa consists on the first floor of a large, very bright living-dining room, an independent kitchen with access to a balcony, two beautiful spacious bedrooms and a bathroom with toilet. On the ground floor you will find an independent space with two additional bedrooms as well as a toilet. Finally, a very large garage of 39 m² will delight some people. Magnificent wooded plot with a pleasant terrace to enjoy the sunny days. Most: - air conditioning in the living room - wooded garden - exterior shed

Fees and charges :

249 600 € fees included