

Price on request

Contact agency

LE LAGON IMMOBILIER

9, rue Bossuet

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For sale house

9 rooms

Surface : 295 m²

Surface of the living : 40 m²

Surface of the land : 700 m²

Year of construction : 2002

Exposition : Sud

View : Campagne

Hot water : Gaz

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

Salt pool, pool house, balcony, CELLAR,
Bedroom on ground floor, double glazing,
Automatic Watering, Laundry room,
Annexe profession libérale, Local atelier
artisanal

5 bedroom

2 terraces

1 bathroom

3 showers

4 WC

1 garage

3 parkings

Document non contractuel

16/12/2025 - Prix T.T.C

Energy class (dne) : C



House 3428 Alénia

Take advantage of the 360° virtual tour available to explore this family villa with its pool, independent professional space, and outbuildings. Ideally located in a lively neighborhood known for its blend of artisanal and residential areas, close to major roads, this rare property allows you to smoothly combine family life and work. In just a few minutes, you can reach Perpignan, Saint-Cyprien, and the sunny beaches of the Vermilion Coast. The main living area spans 145 m² and is perfectly positioned to enjoy natural light throughout the day. On the ground floor, it features an entrance hall, a spacious living-dining room complemented by a fully equipped independent kitchen with Provencal charm, and an adjoining pantry. The living areas open onto the summer kitchen and the covered, furnished terrace. The master suite offers a comfortable, separate sleeping area. It can be converted into a self-contained apartment by adding an extra living room. Upstairs, the landing leads to three generous bedrooms (about 15 m² each), one with a private balcony, as well as a large, fully equipped bathroom featuring a corner bathtub. Each level also includes separate toilets. An outdoor space Sheltered under a large covered terrace, the summer kitchen and dining area overlook the Balinese-style pool. Enclosed and accessible from every room in the house, the property is set on a fenced, landscaped 700 m² plot planted with Mediterranean species and equipped with an automatic irrigation system. The garden, secluded from view, perfectly



combining. - Family comfort, - independent professional space, - versatility, -

Strategic location, - Quick accessibility. In conclusion, a house as distinctive as it is unconventional, featuring generous spaces and remarkable natural light, ideal for those who appreciate room and freedom.

Fees and charges :