



## Apartment

PORT VENDRES (66)

**564 000 €\***

\* Agency fees to be paid by the seller



80 m<sup>2</sup>



4 pièce(s)



3 chambre(s)

## PROPERTY DESCRIPTION

At the gates of Spain, on the heights of PORT-VENDRES (66), come and discover without further delay this new real estate program located close to shops.

This 80 m2 apartment located in the secure MER AZUR residence has a terrace, a balcony, two parking spaces and a garage. You can fully enjoy the mild Mediterranean climate and the salty breeze directly from your apartment. This real estate program offers a "more than perfect" quality of life.

To live or invest, this property has all the attractions of a very good heritage opportunity.

In addition, we offer the services of our concierge if you wish to rent in season.

Construction compliant with high energy and acoustic performance according to the 2012 Thermal Regulations. Building deliverable in the 1st quarter of 2025.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www. georisques. gouv. fr](http://www.georisques.gouv.fr).

For more information about this property, please contact our English-speaking staff by telephone (0033499 614472) or e-mail (<[</a>http://www.capifrance.co.uk](mailto:)> >[www.capifrance.co.uk](http://www.capifrance.co.uk)</a> Estate Agency CAPIFRANCE – We look forward to finding you your dream home!



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Agent

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## LE BIEN EN IMAGES





## DETAILS

### GENERAL

Reference ..... 304121  
Property type ..... Apartment  
Floor number ..... 2  
Exposure ..... ND

### SURFACES

Living space ..... 80 m²  
Surface Carrez Law ..... 80 m²

### CONDOMINIUM INFORMATION

Condominium property ..... Yes

### COMPOSITION

Number of rooms ..... 4  
Number of bedrooms ..... 3  
Terrace ..... 1

### APPENDIX

Parking ..... extérieur  
Parking space ..... 2  
Garage ..... 1  
Videophone ..... Non



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SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle