



## House in a residence

QUILLAN (11)

**110 500 €\***

\* Agency fees to be paid by the seller



60 m<sup>2</sup>



2 pièce(s)



1 chambre(s)

## PROPERTY DESCRIPTION

QUILLAN (AUDE, OCCITANIA). Exceptional and quiet location in a tourist residence for this T2Luxe Villa with bright living room, open fitted kitchen, 1 spacious bedroom with cupboards, half-open terrace. The residence offers panoramic views of the lake and the surrounding mountain. This product gives you the opportunity to take a relaxing or more active vacation in the South of France. Sold free of lease. The updated annual charges include a provision for water, electricity, a WiFi subscription, trash collection, security and maintenance of green spaces. The house can be purchased as a second home for holidays or weekends, and/or as a rental investment and/or as a pied-à-terre in the area. Excellent condition. Sold furnished. 50 kilometers from Carcassonne with its city, listed as a UNESCO world heritage site. 50 minutes from the Pyrenees and the sea. To discover quickly. Number of lots in the co-ownership: 30, Average annual amount of the share of charges (projected budget): €1446 or €120 per month. Fees are the responsibility of the seller.

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).

**\*\* ENGLISH SPEAKERS:** please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



**Geert DE RYCK**

**LAVALETTE (11290)**

Agent

RSAC : 530 123 777 00027

Courts service city :  
CARCASSONNE

**(+33)6 49 63 14 28**

## LE BIEN EN IMAGES



## DETAILS

### GENERAL

Reference ..... 820142

Property type ..... House in a residence

Year of construction ..... 2006

View ..... Vue sur Jardin

Furnished ..... Yes

### SURFACES

Living space ..... 60 m²

Living room surface ..... 30 m²

Land surface ..... 400 m²

### CONDOMINIUM INFORMATION

Condominium property ..... Yes

Condominium lots count ..... 30

Condominium fees ..... 121 €/mois

Share of expenses ..... 1 446 €

### COMPOSITION

Number of rooms ..... 2

Number of bedrooms ..... 1

Number of bathrooms ..... 1

Toilets count ..... 1

Terrace ..... 1

### APPENDIX

Parking ..... extérieur

Parking space ..... 2

Videophone ..... Non

### SERVICES

Air conditioning ..... Yes

Heater ..... climatisation réversible

Heater ..... bois

Kitchen ..... équipée



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639 rue du Mas de Verchant, Immeuble Diver'city - 34 170 Castelnau Le Lez  
CS 70058 34 473 Pérols Cedex  
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