



## House 3 bedroom(s) for sale



### Info Agente

Nombre:	Patrick Gibbins
Nombre empresa:	Artaxa Immo Sarl
País:	Francia
Experiencia since:	2008
Tipo de servicio:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Teléfono:	
Languages:	French
Sitio web:	

### Detalles del anuncio

Propiedad para:	Venta
Precio:	EUR 699,000

### Ubicación

País:	Francia
Estado/Región/Provincia:	Occitanie
Ciudad:	Collioure
Código postal:	66190
Publicado:	15/10/2024

### Descripción:

**STUNNING** views from this spacious family-sized villa, in the heart of Collioure!

This beautifully positioned property offers 3 double bedrooms plus an office/child's bedroom, making it perfect for family living. Set within a peaceful residential area, it's just a short walk to the village center and the Mediterranean Sea.

The villa, spread across three levels, is designed with flexibility in mind, offering the possibility of single-level living. The ground floor features a generous 40m<sup>2</sup> living and dining area, complete with a cozy fireplace and access to a lovely terrace. The separate, fully-fitted kitchen, along with a shower room, a bedroom, and a separate WC, are also located on this level for added convenience. Upstairs, you'll find two additional bedrooms, a study that can serve as a single bedroom, a spacious bathroom, and another separate WC—all with fantastic views!

On the garden level, the enormous garage of approximately 120m<sup>2</sup> includes a room that can be easily expanded into an independent studio with its own entrance, offering great potential for additional living space.

The charming garden includes a petanque court and offers ample space for a swimming pool, while the driveway provides parking for multiple vehicles. Though the villa could benefit from some updates, it already boasts reversible air conditioning throughout, ensuring year-round comfort.



Don't miss out on this incredible opportunity! Contact us today at 06 28 23 76 88 to schedule your viewing.

Legal Mentions (in French) : Honoraires a la charge du vendeur.

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

Fabricado: 1980

## Común

Dormitorios: 3  
Baños: 2  
1/2 baths: 3  
Pies cuadrados terminados: 161 m2  
Tamaño del lote: 570 m2

## Room details

Total rooms: 5  
Indoor Features: Fitted kitchen

## Building details

Number of Off Road Parking: 3  
Outdoor Amenities: Pool

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.181.978

