



## House 2 bedroom(s) for sale



### Agent Info

Name: Patrick Gibbins  
Company: Artaxa Immo Sarl  
Name:  
Country: France  
Experience since: 2008  
Service Type: Selling a Property  
Specialties:  
Property Type: Apartments, Houses  
Phone:  
Languages: French  
Website:

### Listing details

Property for: Sale  
Price: USD 230,497.03

### Location

Country: France  
State/Region/Province: Occitanie  
City: la Roca d'Albera  
ZIP code: 66740  
Posted: Jul 29, 2024

### Description:

**\*Wonderful Views and Complete Tranquility !**

Ideally located just 3 km from the village, this detached home offers access to a communal pool and tennis court, making it a true peaceful haven. The property features two double bedrooms and a bright, airy lounge/dining area that opens onto a terrace. All the accommodation is conveniently situated on one level. The kitchen adjoins the lounge/diner, and there is a bathroom with a separate WC.

The views from this villa are truly extraordinary, extending across the plains and along miles of the Mediterranean coast. With plenty of possibilities for customization, this villa represents a fantastic opportunity—whether you're looking for a holiday home with excellent rental potential or a serene main residence away from the crowds but with easy access to everything. Don't miss out—call 06 28 23 76 88 today.

The historic village of Laroque-des-Alberes, centered around the 11th-century Chapelle de Tanya, is home to approximately 2,000 residents. It is a popular choice for permanent residents, holidaymakers, and those with second homes. This charming village offers all essential amenities, including shops, restaurants, cafes, a pharmacy, medical services, schools, and a weekly fresh produce market.

Additionally, it is just a 10-minute drive to the Mediterranean Sea.

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) .

Built: 1970

### Common

Bedrooms: 2  
Bathrooms: 1  
1/2 baths: 1  
Finished sq. ft.: 45 sq m  
Lot Size: 300 sq m

### Room details

Total rooms: 3

### Building details

Number of Off Road Parking: 1  
Outdoor Amenities: Pool

### Lease terms

Date Available:

### Contact information

IMLIX ID: IX5.949.133

