

€ 130 000

**Buying duplex**

**4 rooms**

**Surface : 116 m<sup>2</sup>**

**Surface of the living : 43 m<sup>2</sup>**

3 bedroom

1 bathroom

1 shower

1 WC

1 garage

**Energy class (dpe) : C**

**Emission of greenhouse gases  
(ges) : C**

Fees and charges :

130 000 € fees included



## Duplex Perpignan

FOR SALE IN PERPIGNAN CENTER SECTOR FOCH. A duplex with character of 116 m<sup>2</sup> living space with a large terrace is composed as follows: AT THE FIRST LEVEL: - A master suite of 30 m<sup>2</sup> with bathroom and a dressing room - A bedroom with a bathroom and a separate toilet AT THE SECOND LEVEL: - A very spacious and bright living room opening onto a large terrace without vis-à-vis in the heart of the city - A new fitted and equipped American kitchen - A large mezzanine that can be transformed into a 3rd bedroom This atypical property also includes a garage of approximately 35m<sup>2</sup> as well as a cellar. There are no condominium charges, no trustee. Want to know more about this property? Contact us at 04.68.08.82.89 Ref. : 881V27A

14/10/2024 - Prix T.T.C



Gestiom Immobilier - 8 Avenue Carsalade du Pont - 66100 Perpignan

Tél: 04 68 08 82 89 - [contact@gestiom.com](mailto:contact@gestiom.com) - [www.gestiom.com](http://www.gestiom.com)

Carte professionnelle n°CPI 6601 2018 000 030 793 - RCS 522 741 529

Code NAF 6831Z - SIRET 52274152900013 - Garantie financière : Verspiren-ALLIANZ IARD pour un montant de 110000€ - Document non contractuel - \*prix F.A.I.