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# Laroca Immobilier

Place de la Mairie  
66740 Laroque des Albères

**+33 (0)4 68 39 20 94**

www.laroca-immobilier.com - eMail : info@laroca-immobilier.com

**106 000 €**

**Village house for sale**

**Surface : 60 m²**

**Living room size : 16 m²**

**Aspect : Nord est**

**Hot water : Electrique**

**Inner condition : to renovate**

**External condition : to refresh**

**Roof : tiles**

**Features :**

terrace, fireplace, Quiet

1 bedroom

1 terrace

1 shower

2 WC

1 cellar

Document non contractuel

09/05/2025 - Prix T.T.C



## Village house 4023 Laroque-des-Alberes

Village house for sale in Laroque des Alberes Located in the heart of the village, a step to all the shops and restaurants of Laroque des Alberes, this village house to renovate, with 60 sqm of living space spread over three levels, has a sun catching private terrace ! This house is composed as follows: On the ground floor, a kitchen/dining area with fireplace, a pantry (not taken into account in the living space) and a separate toilet. On the first floor, a sitting room with French balcony and cupboard, an office (without windows), a bathroom with WC. On the second and top floor, a hallway gives access to a bedroom and to the private sun-catching terrace ! Works to consider: the timber floor of the office on the 1st floor and of the hallway on the 2nd floor to be redone, the chimney on the roof to be redone, roof tiles to change as well as the finishing works. Character and great potential for this ideally located village house in Laroque des Alberes ! Contact Laroca Immobilier, your Estate Agent in Laroque des Alberes.

### Legal information

106 000 €

Fees paid by the owner, no current procedure, information on the risks to which



Laroca Immobilier - 65 chemin de la parouquine, 06600 Antibes

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Siren 789 607 272 RCS Antibes - Code NAF 6831Z - RC Pro : AXA France IARD sous le contrat n°11186534004,  
pour un montant de 305 000 € - Document non contractuel - Barème des prix disponible sur notre site internet