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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

## Price on request

### Villa for sale

4 rooms

Surface : 93 m²

Living room size : 40 m²

Land size : 603 m²

Year of construction : 1974

Aspect : Sud est

Hot water : Electrique

Inner condition : renovated

External condition : good

Roof : tiles

### Features :

terrace, Reversible air conditioning, Quiet,  
pool possibility

3 bedrooms

2 terraces

1 bathroom

1 WC

1 garage

1 parking

1 cellar

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

30/07/2025 - Prix T.T.C



## Villa 4091 Villelongue-dels-Monts

Villa for sale in Villelongue dels Monts This 93 sqm detached villa with character, has been built on a flat and fenced land of 603 sqm with pool possibility, in a very quiet area and just a step from the shops of Villelongue dels Monts, comprises, on the ground floor, a bright 40 sqm living room with open fitted kitchen and french doors onto a sun catching terrace with view. On a mid-level (only six steps), a shower room, a separate WC and two bedrooms with cupboards, one of which has a private terrace. Upstairs, a third bedroom with terrace and view over the Alberes mountains. The lower half in ground level comprises a 22.5 sqm garage (not taken into account in the living space) and a 9 sqm room with windows (also not taken into account in the living space). Cosmetic works to consider : bathroom and windows. A charming, very pleasant detached villa with view, combining comfort and character, ideally located, with a wooded garden catching sun all year round ! Contact Laroca Immobilier, your estate agent in Laroque des Alberes.

### Legal information

399 000 €



Laroca Immobilier - 65 chemin de la parouquine, 06600 Antibes

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pour un montant de 305 000 € - Document non contractuel - Barème des prix disponible sur notre site internet