



Nathalie Huc Immobilier

☎ 04 68 80 51 51 | nathalie@hucimmobilier.com | www.hucimmobilier.com

477 000 €

Buying house

Surface : 175 m²

Surface of the land : 4000 m²

Year of construction : 1920/1930

Exposition : Sud

View : Jardin

Inner condition : good

External condition : good

Couverture : Tiling

Amenities :

Beau volumes de 350 m² à..., Piscine 4x8 maçonnée, Chambres de plain-pied, double glazing, possibilité activité commerciale, Air sheathed, Calm

2 bedroom

1 bathroom

1 WC

5 parkings

2 cellars

Legal information

477 000 €

Fees paid by the owner, well condominium, no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



House 8890 Espira-de-l'Agly

66600 Espira de L'Agly. On a plot of 4,000 m² old cellar dating from the 20s/30s, partly rehabilitated over 200 m², distributed as follows, a beautiful entrance, a sleeping area with two bedrooms, a dressing room, a full bathroom, laundry. A superb living room of 61 m² with beautiful heights, a games room and a home cinema. Remain has rehabilitated a 140 m² plateau upstairs, on the ground floor adjoining the 200 m² living room with ceiling heights of 10 m, a superb Eiffel-style ironwork frame and staircase. Outside, a 4x8 tiled swimming pool and its masonry deck, a pool house.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : B
Document non contractuel - 30/06/2025



Nathalie Huc Immobilier - 1 promenade de la côte vermeille - 66140 Canet Plage

T. 04 68 80 51 51 - nathalie@hucimmobilier.com - www.hucimmobilier.com

RCS 800 542 821 - Code NAF 6831Z - SIRET 800 542 821 00031

Document non contractuel - Barème des prix disponible sur notre site internet