COLDWELL BANKER
EUROPA REALTY

House Perpignan 163 m²



SALE PRICE : 795 000 €

EMAIL : MUSTPERPIGNAN@COLDWELLBANKER.FR

45, avenue du Général Leclerc
France, 66000, Perpignan

PHONE : +33468514343
mustperpignan@coldwellbanker.fr

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DESCRIPTION

Located in a sought-after village south of Perpignan, this contemporary single-storey villa captivates with its elegant architecture and high-end finishes, designed by a renowned local architect. Set on a landscaped plot of over 1,600 m², it enjoys spectacular views of the surrounding mountains and vineyards.

Offering more than 160 m² of living space, the house stands out for its generous proportions and a vast, light-filled living area that opens onto the outdoors. The overall design creates a harmonious blend of indoor comfort and natural surroundings.

The night area includes four bedrooms, one of which is a master suite, as well as two well-sized shower rooms.

Outside, the setting invites relaxation: a magnificent south-facing masonry pool blends seamlessly into the tranquil environment, bordered by spacious sun-drenched terraces.

A large 33 m² garage completes this property, which boasts impeccable features throughout.

Information about the risks this property is exposed to is available on the Géorisques website: www.georisques.gouv.fr.

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FEATURES

Property type:	House	Area:	163.0 m²	Property tax:	€2.00
Number of rooms:	5 rooms	Number of bedrooms:	4 bedrooms		

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ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): B 93

Greenhouse gas emissions (GHG) index: A 3

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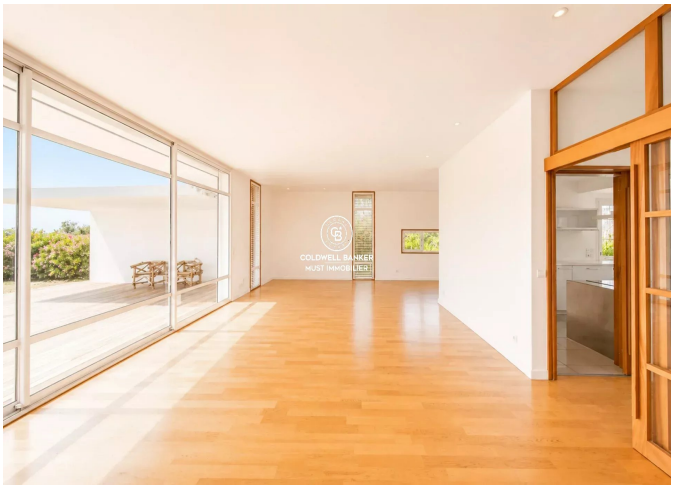
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