

**348 400 €**

**For sale apartment**

**3 rooms**

**Surface : 58 m²**

**Surface of the living : 24 m²**

**Exposition : Nord est**

**View : Mer**

**Hot water : Individuelle thermodynamique**

**Inner condition : Neuf**

**Standing : Résidentiel**

**Building condition : Neuf**

**Features :**

lift, air conditioning, Résidence sécurisée, sea view, Porte palière serrure 3 points, Double vitrage isolant, Résidentiel, Volets roulants électriques

2 bedroom

1 terrace

1 shower

1 WC

2 parkings

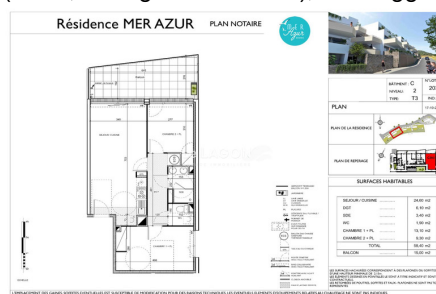
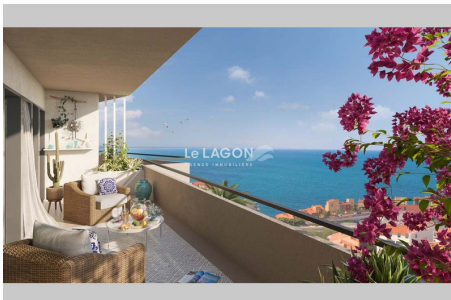
Document non contractuel

08/06/2025 - Prix T.T.C



**Apartment 3379 Port-Vendres**

In a particularly private and quiet environment, while remaining close to all amenities, in a new luxury condominium, with elevator, compliant with RT 2012 regulations, 73 apartments from type 1 to type 4. On the second floor, a NEW corner apartment with a surface area of 59 m² with a SEA view balcony, comprising an entrance to a living room-lounge-equipped American kitchen of approximately 25 m² with access to a 15 m² balcony, 2 bedrooms with fitted wardrobes, one of which offers access to the outside, a fitted shower room and a separate WC. The apartment has two private parking spaces. Apartment services: RT 2012 construction standards, exterior joinery with double insulating glazing with electric PVC or aluminum roller shutters, 3-point landing door, fitted wardrobes with sliding doors, 60x60 tiling and full-height earthenware in the bathrooms around the shower tray, fitted kitchen including extractor hood and equipped bathroom, washbasin on unit + mirror + mixer tap + taps, shower tray, reversible air conditioning, towel dryer (SDE), thermodynamic DHW tank, VMC, antenna and RJ45 socket, waterproof socket and draw-off tap on the exteriors, interior painting (walls, ceilings and frames), tiled loggia (installation on pads). Residence



aces with automatic watering, secure  
igik reader, shared bicycle and stroller  
s, MER AZUR is suitable for both a  
it, with the option of furnished delivery with  
ins will have an Energy Performance  
ARY FEES ---

73 lots in the condominium 348 400 € fees included

LE LAGON IMMOBILIER - 9 rue Bossuet, 66750 SAINT CYPRIEN PLAGE

Tél: 04 68 37 47 07 - [contact@agencelelagon.fr](mailto:contact@agencelelagon.fr) - [www.lagon-immobilier.com](http://www.lagon-immobilier.com)

SIRET 985 137 165 00017 - Garantie financière : GALIAN - 89, rue de la Boétie - 75 008 PARIS

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