



## Bel Appartement Duplex à vendre Proche Nérac (10 min) - Résidence de Vacances avec Piscines, Tennis, Golf



### Informazioni sull'Agente

Nome: ArKadia  
Nome della ditta:  
Nazione: United Kingdom  
Telefono:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per: Saldi  
Prezzo: EUR 49,000

#### Posizione

Nazione: France  
Stato / Regione / Provincia: Nouvelle-Aquitaine  
Città: Barbaste  
Cap: 47230  
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#### Descrizione:

Discover this charming 50 m<sup>2</sup> duplex apartment, ideally located just 10 minutes from Nérac. Perfect for a vacation or extended stay, it offers a pleasant living environment and numerous amenities.

#### Layout:

##### Ground floor:

Equipped kitchen  
Bright living room  
Small, sunny, southwest-facing terrace overlooking the residence's garden  
Private parking space

##### 1st floor:

Two comfortable bedrooms  
Bathroom  
Practical shower room  
Separate toilet

#### Residence benefits:

Secure and well-maintained vacation residence



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Two swimming pools for cooling off and relaxing  
Three tennis courts for enthusiasts  
Children's playground, ideal for families  
Immediate proximity to an 18-hole golf course for enthusiasts

Location:

Only a 10-minute drive from Nérac, a historic and tourist town.

Costruito: 2007

## Comune

Camere da letto: 2  
Bagni: 2  
Finito piedi quadrati: 48 mq

## Room details

Total rooms: 3

## Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 272

## Building details

Parking: Sì

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/AGHX-T643077/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/AGHX-T643077/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 1474436

