



Apartment with Balcony and Garage



Agent Info

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Experience since:	
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Specialties:	
Property Type:	Apartments, Houses
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Listing details

Property for:	Sale
Price:	USD 120,295.56

Location

Country:	France
State/Region/Province:	Occitanie
City:	Carcassonne
ZIP code:	11000
Posted:	Mar 31, 2026

Description:

In a pleasant neighbourhood close to the city centre, in a quiet and secure building, discover this very attractive 3-bedroom apartment with two balconies facing east and west, and a garage of over 17m².

The apartment is located on the first floor of the building (no elevator) and comprises: an entrance hall, a living room opening onto a balcony, a separate kitchen opening onto another balcony, a toilet, a closet, a bathroom, and three bedrooms, one with a closet.

This apartment features double-glazed PVC windows and wooden shutters.

The kitchen and bathroom could use some updating.

Annual building charges: €1,340.

Heating via a gas boiler.

Property tax: €2,182.



Don't miss out!

Property Specifications:

Living Area (m2): 83.08 m2

Number of Bedrooms: 3

Number of Rooms: 4

Floor: 1

Number of Bathrooms: 1

Kitchen: Separate

Balcony: Yes

Number of Garages: 1

Condominium: Yes

Number of Units: 120

Financial Information:

Sale Price (including fees): €102,000

Annual Property Tax: €2,182

The department of Aude is in the Languedoc-Roussillon region located in the south of France. It is surrounded by the Pyrenees-Orientales, Ariège, Tarn and Herault departments.

French property buyers look in this region due to its numerous and varied landscapes as well as the rich cultural heritage, Aude has become an ever popular destination recently due to the gastronomy of the region, as well as its many festivals and dramatic scenery.

Carcassonne is the cultural heart of the Aude department, and all through the region you will find lovely properties either to live in or to use as holiday homes. Aude is an agricultural area dominated by wine-growing in the east and the climate is that of the Mediterranean so summers are hot and dry and winters are mild and humid.

It is the perfect location if you are looking for a quiet life and to be in harmony with your surroundings.

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.

All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have



about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

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For everything you need to know about French property visit www.clefrance.co.uk

Condition: Good

Common

Bedrooms: 3

Bathrooms: 1

Lot Size: 5 sq m

Utility details

Heating: Yes

Building details

Building Amenities: Elevator

Lease terms

Date Available:

Contact information

IMLIX ID: IX8.294.658

