



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



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
Phone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
Price: USD 57,500.92

### Location

Country: France  
State/Region/Province: Nouvelle-Aquitaine  
City: Barbaste  
ZIP code: 47230  
Posted: Apr 02, 2026

### Description:

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.

Built: 2007

**Common**

Bedrooms: 2  
Bathrooms: 2  
Finished sq. ft.: 48 sq m

**Room details**

Total rooms: 3

**Energy efficiency**

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

**Building details**

Parking: Yes

**Lease terms**

Date Available:

**Additional information**

Website URL: [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

