



## Apartment with Balcony by the Coast



### Informações do Revendedor

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Name:             | David Evans                                                   |
| Nome da Empresa:  | Cle France Ltd                                                |
| País:             | Reino Unido                                                   |
| Experience since: |                                                               |
| Tipo de Serviço:  | Selling a Property                                            |
| Specialties:      |                                                               |
| Property Type:    | Apartments, Houses                                            |
| Telefone:         | +44 (1440) 820-358                                            |
| Languages:        | English, French                                               |
| Website:          | <a href="https://clefrance.co.uk">https://clefrance.co.uk</a> |

### Detalhes do anúncio

|               |                |
|---------------|----------------|
| Imóveis para: | Venda          |
| Preço:        | USD 184,424.39 |

### Localização

|                        |            |
|------------------------|------------|
| Country:               | França     |
| State/Region/Province: | Occitanie  |
| Cidade:                | Sète       |
| CEP:                   | 34200      |
| Adicionado:            | 05/01/2026 |

#### Informação adicional:

Renovated 1 bedroom apartment on the 1st floor with elevator, sold fully furnished! Located in a pleasant and well-maintained condominium, this apartment offers an ideal living environment. It comprises an entrance hall with a very large closet, a beautiful, fully equipped modern kitchen opening onto a bright living room with access to a spacious 6.40 m2 loggia overlooking the swimming pool. It also features a cozy bedroom and a tastefully renovated shower room.

The residence offers numerous amenities: swimming pool, petanque court, children's playground, private parking space, elevator, and air conditioning.

You will also appreciate its ideal location, in close proximity to shops and hospitals, and just a 5-minute drive from the sea.

A turnkey property with a pleasant view and a peaceful setting.

Property subject to condominium ownership regulations.



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Monthly charges: €100 (as declared by the seller).

Number of residential units: 90.

No ongoing legal disputes.

Apologies for the triangle overlay on the images, this particular agent is in a very competitive sector and wishes to protect their images from being copied. If you want to see clean images of this listing simply Make an Enquiry and we will respond.

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

Widely regarded as possibly the most dynamic department in Languedoc Roussillon with Montpellier as its capital and the popular seaside resorts of Sète and Grande Motte bringing in millions of tourists every summer, the Hérault department is certainly busy and growing.

But despite all the activity along the coast, the interior of Hérault is as beautiful and unspoiled as it has always been. The Hérault countryside is glorious, driving away from the coast into the foothills of the Black Mountains you can get lost in an ocean of vines.

Villages in the department of Hérault are incredibly pretty. Roquebrun is stunning, with its bridge and old water mill on the river Orb. St Guilhem-le-Desert is also beautiful - and one of Languedoc's top tourist spots.

Hérault is also a favourite of Brits looking to move to the area. Pezenas and Lodeve are both popular towns - Pezenas used to be the region's capital and is becoming quite chic.

In short - the department combines beautiful countryside with the buzz and glamour of a major city (Montpellier).

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.

So when you buy through Cle France you can be confident that you are paying no more than the standard commission rates you would pay anyway, but you have the added benefit of a bi-lingual support team.

For everything you need to know about French property visit [www.clefrance.co.uk](http://www.clefrance.co.uk)

## **Comum**

|                    |   |
|--------------------|---|
| Quartos de dormir: | 1 |
| Banheiro:          | 1 |

## **Utility details**

|          |     |
|----------|-----|
| Heating: | Sim |
|----------|-----|

## **Building details**

|                     |          |
|---------------------|----------|
| Building Amenities: | Elevator |
| Outdoor Amenities:  | Pool     |

## **Rental details**

|            |     |
|------------|-----|
| Furnished: | Sim |
|------------|-----|

## **Lease terms**

|                 |  |
|-----------------|--|
| Date Available: |  |
|-----------------|--|

## **Contact information**

|           |             |
|-----------|-------------|
| IMLIX ID: | IX8.029.977 |
|-----------|-------------|

