FOR SALE / NARBONNE

Ref. 01-4783

Apartment in Narbonne

110 m² | 4 rooms | 3 bedrooms

450 000 €









LET'S TALK

Your Bellissimmo team

04 68 32 22 04 · agencebellissimmo@hotmail.fr

1 rue Francis Marcero · 11100 Narbonne

Risk information: www.georisques.gouv.fr

Full details and photo gallery online →

For information only. Please confirm availability and details with the agency.

Overview

Agence Bellissimmo Narbonne presents: Narbonne – Quai Victor Hugo' Penthouse of 4 main rooms of standing with garage, terraces and private elevator Located on the 6th and last floor of a luxury residence, this superb 4-room apartment completely renovated enjoys a rare feature: the elevator serves directly inside the apartment, offering particularly elegant and comfortable private access. Upon arrival, you will discover generous volumes bathed in light, embellished with numerous integrated storages. The large living room, enhanced by a fireplace and a beautiful original parquet floor, opens onto a large dominant balcony of peaceful green gardens. A privileged environment that offers a beautiful feel of space and unobstructed views. The independent kitchen, fully fitted and equipped, also has direct access to the balcony. The sleeping area consists of three bedrooms, one of which opens onto a superb terrace with stunning views of Narbonne Cathedral. A laundry room, independent toilets, a cellar and a private garage complete the services of this property. For optimum comfort in any season, the apartment has heating and cooling air conditioning as well as central heating. A rare property on the Narbon market, combining top floor, generous volumes, brightness, outdoor spaces, remarkable views and direct access by lift, in one of Narbonne's most sought after areas. Some images of this announcement have been visually optimized or virtual staging using artificial intelligence to better illustrate the potential of the good. These visuals are presented for guidance and are not a contractual document. The real characteristics of the property are those found during visits.

Floor areas & rooms

Type of property	Apartment
Living area	110 m²
Rooms	4
Bedrooms	3
Shower rooms	1
Surface of the living room	30 m²
WC	1
Flooring of the property	6
Number of floors in the building	6

Comfort & features

Elevator	Yes
Garage	Yes
Kitchen	Separated
Kitchen equipment	Equipped
Type of heating	Collective
Heating system	Radiator
Heating mode	Fuel

For information only. Please confirm availability and details with the agency.

Price & terms

450 000 €

The agency fees will be paid in full by the seller.

Monthly expenses	175 €

Energy & assessments

Energy consumption (DPE)



Class D 182 kWh/m²/year

Greenhouse gas emissions (GES)



Class D 32 kg CO2/m²/year

Risk information: www.georisques.gouv.fr

Full details and photo gallery online →

For information only. Please confirm availability and details with the agency.