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# Laroca Immobilier

Place de la Mairie  
66740 Laroque des Albères

+33 (0)4 68 39 20 94

www.laroca-immobilier.com - eMail : info@laroca-immobilier.com

240 000 €

**House for sale**

**6 rooms**

**Surface : 115 m<sup>2</sup>**

**Living room size : 20 m<sup>2</sup>**

**Land size : 252 m<sup>2</sup>**

**Aspect : Sud**

**View : Montagne**

**Hot water : Gaz**

**Inner condition : to renovate**

**External condition : to refresh**

**Roof : tiles**

**Features :**

terrace, Quiet, pool possibility

4 bedrooms

1 terrace

1 bathroom

2 WC

1 garage

1 parking

1 cellar

Document non contractuel

24/04/2025 - Prix T.T.C



## House 4044 Sorede

Stone house with garden for sale in Sorede ! This 115 sqm detached stone house, located in a quiet area, has been built on a sun catching 252 sqm flat and fenced land with pool possibility, just 650 meters from all the shops of Sorede ! It comprises: On the ground floor, a heated veranda, a 20.4 sqm dining room with kitchen, a pantry, a 19 sqm sitting room (possibility to open the partition with the dining room to create a 40 sqm living room), and a toilet. Upstairs, a south-facing terrace with view over the Alberes mountains, four bedrooms, two with cupboards, and a bathroom with toilet. A 30 sqm garage with two adjoining storage rooms and a garden shed complete the benefits of this charming property with character. Renovation required. Superb potential for one of the very few stone houses with a garden, in a quiet location, well-exposed and close to all the shops and restaurants of Sorede ! Contact Laroca Immobilier, your estate agent in Laroque des Alberes .

### Legal information

240 000 €

Fees paid by the owner, no current procedure, information on the risks to which



Laroca Immobilier - 65 chemin de la parouquine, 06600 Antibes

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Siren 789 607 272 RCS Antibes - Code NAF 6831Z - RC Pro : AXA France IARD sous le contrat n°11186534004,  
pour un montant de 305 000 € - Document non contractuel - Barème des prix disponible sur notre site internet