



## OPPORTUNITY! Spacious 2-bedroom apartment to be refurbished

For sale

Price on request

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>3 rooms</b>
<i>Building</i> <b>Vallespir</b>	<i>District</i> <b>Larvotto</b>
<i>Living area</i> <b>106 m<sup>2</sup></b>	<i>Terrace area</i> <b>15 m<sup>2</sup></b>
<i>Total area</i> <b>121 m<sup>2</sup></b>	<i>Bedrooms</i> <b>2</b>
<i>Bathrooms</i> <b>2</b>	<i>Parking</i> <b>1</b>
<i>Floor</i> <b>1</b>	<i>Annual costs</i> <b>8 350 €</b>
<i>Mixed use</i> <b>Yes</b>	<i>Release date</i> <b>Disponible</b>
<i>Ref.</i> <b>MP-2294</b>	

In the Larvotto district, just steps from the beaches, this 121m<sup>2</sup> apartment, including a 15m<sup>2</sup> terrace, with good renovation potential.

Located in a nice building with concierge services, in close proximity to Larvotto and offering direct beach access, this spacious 2-bedroom apartment presents a rare opportunity for a complete renovation or remodelling. This property has mixed use status hence can serve as a residence or an office space.



The apartment currently comprises: an entrance hall, a living room and 2 bedrooms, all opening onto the terrace, a kitchen, a dining space, a shower room, a bathroom and a laundry room. The property features a city view with a lateral sea view.

A parking space in the building completes this property.



