

Bright 3-Bedroom Apartment with Stunning 360 Rooftop Terrace in the Heart of Prades

EXCLUSIVE



INFORMATION

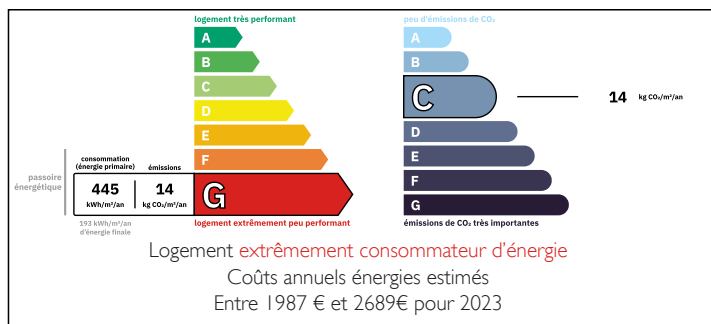
Town:	Prades
Department:	Pyrénées-Orientales
Bed:	3
Bath:	1
Floor:	58 m2
Outside Space:	70 m2

IN BRIEF

Perfectly located in the centre of Prades, this apartment offers convenient access to all the charm of this vibrant market town with its cafés, restaurants, shops, and lively weekly market. Ideally positioned between the Mediterranean Sea and the Pyrenean mountains, Prades provides the best of both worlds

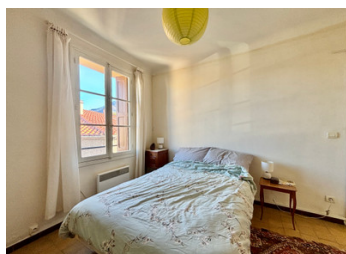


ENERGY - DPE



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Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Situated on the second floor, the apartment features a bright and airy living area with French doors opening onto a south-facing balcony, offering lovely mountain views. The compact yet functional kitchen makes excellent use of space, and there are three well-sized bedrooms, one with a built-in cupboard, plus a shower room and separate WC.

The true highlight of this property is the private rooftop sun terrace, offering spectacular 360° views across the rooftops of Prades and out towards the Pyrenees a perfect spot for relaxing while taking in the scenery.

While the apartment would benefit from some refreshing and light renovation, it presents a fantastic opportunity to create a stylish home or holiday retreat in one of southern France's most picturesque towns.

LOCAL TAXES

Taxe habitation: 1400 EUR

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

NOTES