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## apartment with lake view

**58 000 €** [ Gebühren an den Verkäufer ]

- Referenz : AF26826
- Zimmeranzahl : 2
- Schlafzimmeranzahl : 1
- Wohnfläche : 32 m<sup>2</sup>
- Grundstücksfläche : 8 900 m<sup>2</sup>
- Grundsteuer : 493 €



In Marciac, furnished one-bedroom apartment with terrace and lake view.

The front door opens into a hallway leading to a bedroom, a bathroom with toilet, and the living room with a kitchenette. A bay window gives access to the 7m<sup>2</sup> covered terrace and the shared garden.

The residence is secure and you have use of the swimming pool.

The apartment represents 148/1000ths of the building and 128/10,000ths of the general common areas. 66 owners.

The charges amount to €500 per quarter, or €2,000 per year.

The co-ownership is managed by a property manager and is not subject to any ongoing proceedings.

Hot water is provided by a water heater and heating is provided by electric radiators. The windows are double-glazed. The co-ownership is connected to the mains drainage system.

This property is located 5 minutes' walk from the centre of Marciac and its jazz festival, sports and leisure activities, 40 minutes from Tarbes, the SNCF train station and Tarbes-Lourdes-Pyrénées airport, 50 minutes from Pau airport, 1.5 hours from Spain and the ski slopes, 1.5 hours from the Atlantic coast and Toulouse, and 3 hours from the Mediterranean.

**ENERGIEVERBRAUCH : E (282)**  
**TREIBHAUSGAS : C (15)**