



Ingrid Crabouiller
PATRIMOINE & IMMOBILIER

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www.agenceimmocean.com

Price on request

For sale apartment

2 rooms

Surface : 48 m²

Surface of the living : 25 m²

Year of construction : 1900

Exposition : Sud est

View : Dégagée

Hot water : Individuelle électrique

Inner condition : Excellent

Standing : Residential

Building condition : Good

Features :

Double Glazing, Secured residence,
Residential, Electric shutters, Parking
visiteurs

1 bedroom

1 bathroom

1 WC

1 parking

1 cellar

Energy class (dpe) : F

Emission of greenhouse gases (ges) : C

Document non contractuel

07/12/2025 - Prix T.T.C



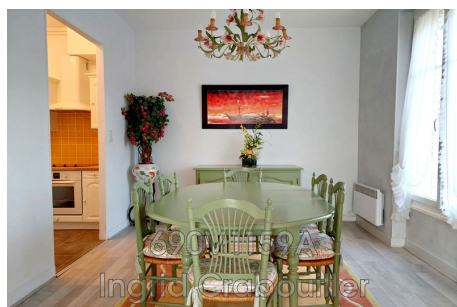
Apartment 306 Royan

ROYAN - PONTAILLAC DISTRICT Discover this beautiful 49.45 m² apartment located in a prestigious residence, just 50 m from Pontailac beach. In excellent condition, it offers an ideal living environment for lovers of comfort with proximity to the beach and shops. It offers an entrance hall with built-in cupboard for maximum storage, a functional and modern fitted kitchen, a bright living room, a lounge that can be transformed into an additional bedroom according to your needs, a cozy bedroom, an elegant and bright bathroom, separate toilet for more practicality. A private parking space and a large cellar of 11 m², ideal for storage. This tastefully furnished property is sold with its quality furniture. To visit without delay.

Fees and charges :

Annual current expenses 1 176 €

Well condominium



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RCS Saintes 912455276 - Code NAF 6619B - SIRET FR78912455276 - Garantie financière : AIG RD01724320D

Document non contractuel - Barème des prix disponible sur notre site internet