

Two bedroomed ground floor apartment just a short stroll from the lovely beach and restaurants of Cebere

EXCLUSIVE



INFORMATION

Town:	Cerbère
Department:	Pyrénées-Orientales
Bed:	2
Bath:	2
Floor:	60 m2
Plot Size:	0 m2

IN BRIEF

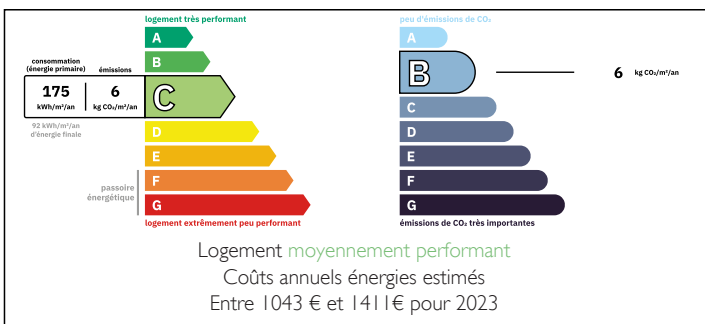
This two-bedroom ground-floor apartment offers a practical and charming living space in the coastal village of Cerbère. It features an open-concept living room and kitchen, a convenient laundry area, and a half-bath. Each bedroom has its own shower and sink.

The property also includes a storage room in the basement, ideal for storing bicycles, beach gear, or other personal belongings. One of the main highlights of this property is the large private attic located at the very top of the building, which offers a view of the sea. Although it is not connected to the municipal water supply or sewer system, it has excellent potential to serve as an artist's studio, a home office, or a spacious storage area.

Originally built to house railroad workers, the apartment is located near the railroad tracks, yet just a stone's throw from the...

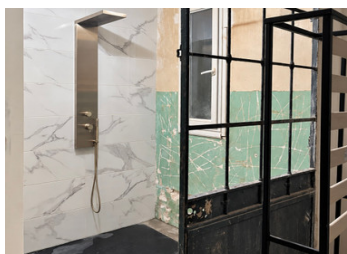


ENERGY - DPE



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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

Details of the apartment

Sitting room/kitchen

Bedroom with shower and wash basin

Second bedroom with shower and wash basin

Utility area for washing machine

Separate storage area in the basement

Large attic at the top of the building

Details of the area

Cerbère occupies an exceptional position at the southern end of the Côte Vermeille, where the foothills of the Pyrénées meet the Mediterranean and France approaches the Spanish border. Surrounded by rocky coves, vineyards and dramatic coastal scenery, this characterful village offers a very different atmosphere from the larger seaside resorts. It is an ideal choice for anyone seeking an authentic coastal home, a holiday retreat or a base from which to explore both southern France and northern Spain.

The village has a beach, shops, restaurants and everyday amenities, while its railway station provides useful connections along the coast towards Banyuls-sur-Mer, Port-Vendres, Collioure, Argelès-sur-Mer and Perpignan, as well as south into Spain. This makes it possible to enjoy the region without relying entirely upon a car. The apartment is conveniently placed for both the seafront and village facilities, allowing owners and visitors to make the most of Cerbère's relaxed Mediterranean lifestyle.

The coastline surrounding Cerbère is particularly beautiful. Steep hills descend towards clear blue water, creating a succession of sheltered beaches and rocky coves. The area is popular for swimming, snorkelling, diving, kayaking and boating, while the protected waters of the Cerbère-Banyuls Marine Nature Reserve are renowned for their rich marine life. Walkers are equally well served, with spectacular coastal paths offering far-reaching...

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