



# PAILLÉ IMMOBILIER

SOULAC-SUR-MER

345 000 €

**Buying appartement**

**3 rooms**

**Surface : 63 m²**

**View :** Aperçu mer

**Hot water :** Cumulus

**Inner condition :** Bon

**Standing :** Bon

**Building condition :** Bon

**Amenities :**

Double vitrage, Résidence

sécurisée Terrain..., Calme, Pas de mode de chauffage

2 bedroom

1 shower

1 WC

1 parking



## Appartement 1851 Soulac-sur-Mer

Discover this stunning 3-room duplex apartment, beautifully renovated with taste, located in a small condominium of only 5 units with low fees. From the moment you step inside, you'll be charmed by the elegant decor and a cozy living area that opens onto a lovely terrace with a pergola and a private garden, perfect for enjoying sunny days in complete peace. Just 200 meters from the ocean and the town center, this prime location allows you to do everything on foot. Upstairs, one of the bedrooms features a balcony with a beautiful view of the ocean, a real plus for appreciating the exceptional setting. A private parking space completes this property. Rare on the market, this apartment combines charm, comfort, and a superb location. An opportunity not to be missed.

### Legal information

345 000 € fees included

4,55% VAT of fees paid by the buyer (330 000 € without fees), well condominium (5 lots in the condominium), annual current expenses 432 € (36 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr),

Document non contractuel - 18/09/2026



**Paillé Immobilier - 37 rue Trouche - 33780 Soulac-sur-mer**

**Tél: 09.83.70.80.05 - [agencepailleimmobilier@gmail.com](mailto:agencepailleimmobilier@gmail.com) - [www.pailleimmobilier.com](http://www.pailleimmobilier.com)**

Carte professionnelle CPI33022015000000014 - RCS 790609614

SIRET 790 609 614 000 58 - Document non contractuel