



# IMLIX

سوق العقارات IMLIX  
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## House 2 bedroom(s) for sale

### معلومات الوكيل

اسم: Patrick Gibbins  
اسم الشركة: Artaxa Immo Sarl  
بلد: France  
Experience since: 2008  
نوع الخدمة: Selling a Property  
Specialties: Apartments, Houses  
Property Type: هاتف: French  
Languages: موقع الكتروني:



### تفاصيل الاعلان

عقار لل: تخفيض السعر  
السعر: EUR 265,000

### موقع

بلد: France  
الدولة / المنطقة / المحافظة: Occitanie  
مدينة: Pomerols  
الرمز البريدي: 34810  
نشر: 17/12/2024  
وصف:

### Charming Character Home in Pomerols - 106 m2, 4 Rooms, Courtyard & Terrace, Just 10 Minutes from the Sea - €265,000

Discover this beautifully renovated 106 m2 character home in the heart of Pomerols, offering a perfect blend of charm and modern comfort. Renovated in 2022, this gem boasts stylish interiors and a serene outdoor setting, ideal for family living or as an investment opportunity.

### Key Features:

- 4 rooms, including 2 bedrooms (one with a separate entrance—ideal for a studio or guest suite).
- Fully equipped kitchen and bathroom in the studio area, offering versatility for rental or private use.
- Open-plan kitchen and a grand living room, perfect for entertaining.
- A superb courtyard and terrace, ideal for alfresco dining or relaxing in the Mediterranean sun.



Lovingly renovated both inside and out, ensuring a move-in-ready experience. •

Situated in the charming village of Pomerols, you'll enjoy the tranquility of this picturesque setting while being just 10 minutes from the sea, offering the best of both worlds.

This unique property invites you to create lasting memories. Don't miss the chance to make it yours!

**Contact us today to schedule your viewing and experience the charm of this exceptional home.**

### **Pomerols: A Picturesque Mediterranean Village**

Nestled in the heart of the Herault department in southern France, Pomerols is a charming village that epitomizes the beauty and tranquility of Mediterranean living. Surrounded by vineyards and rolling hills, Pomerols is renowned for its production of fine wines, particularly the famous Picpoul de Pinet, a crisp white wine that pairs perfectly with the region's seafood delicacies.

This quaint village is steeped in history, with narrow cobblestone streets, traditional stone houses, and a welcoming local community. The town center offers a variety of small shops, a bakery, a weekly market, and cozy cafes where residents and visitors can enjoy the relaxed pace of life.

Pomerols benefits from its proximity to the Mediterranean Sea, being just 10 minutes from the coast, where pristine beaches and picturesque harbors await. The nearby etang de Thau lagoon provides opportunities for oyster farming, boating, and birdwatching, making it a haven for nature enthusiasts.

Well-connected yet tranquil, Pomerols offers the perfect blend of countryside charm and coastal convenience, making it an ideal location for those seeking a peaceful retreat or a base to explore the wonders of the Occitanie region.

Legal Mentions (in French) : Honoraires a la charge du vendeur.  
Les informations sur les risques auxquels ce bien est expose sont disponibles sur le site Georisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr) .



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1700

بنيت:

### مشارك

2

غرف نوم:

2

الحمامات:

2

1/2 baths:

106 م

تشطيب قدم مربع:

34 م

حجم كبير:

### Room details

4

Total rooms:

### Lease terms

Date Available:

### Contact information

IX6.509.842

IMLIX ID:

