



## House 3 bedroom(s) for sale



### Agenten-Info

Name:	Patrick Gibbins
Name der Firma:	Artaxa Immo Sarl
Land:	Frankreich
Erfahrung seit:	2008
Art der Dienstleistung:	Immobilien verkaufen
Spezialgebiete:	
Art der Immobilie:	Wohnungen, Häuser
Telefon:	
Sprachen:	French
Webseite:	

### Anzeigen-Details

Immobilie für:	Kaufen
Preis:	EUR 179,000

#### Standort

Land:	Frankreich
Staat/Region/Provinz:	Occitanie
Postleitzahl:	34700
Veröffentlicht:	07.10.2024

#### Beschreibung:

Unique Stone Village House with Courtyard and Outdoor Space for Sale at €179,000\*\*Discover this unique gem, an atypical property that combines authentic charm with exceptional potential!\*\*Main Features:\*\*- 119 m2 fully renovated, blending comfort and character, featuring a spacious and bright living room/kitchen of 40 m2, equipped with a wood stove and reversible air conditioning.- Three spacious bedrooms, including a master suite of 37 m2 with its own office, private shower room, and dressing area.- Generous garage of 41 m2, ideal for parking or creating a workshop.- Vaulted cellar of 36 m2, perfect for wine enthusiasts or for storage.- Charming 15 m2 courtyard, providing an intimate outdoor space for enjoying al fresco meals.\*\*Additional Highlights:\*\*- 192 m2 of adaptable space, offering numerous possibilities to expand the living area or create a customized living space, thanks to the impressive ceiling heights and abundant natural light.- Small garden, a rare green space in the heart of the village, perfect for relaxation.This house represents a unique opportunity for those seeking a character property with enormous renovation potential, offering generous space in a charming setting.Don't miss out on this rare property! Contact us now for more information and to arrange a visit. 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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Gebaut: 1900

## Allgemein

Schlafzimmer: 3  
Badezimmer: 3  
1/2 Badezimmer: 2  
Fertige m<sup>2</sup>: 300 m<sup>2</sup>  
Grundstücksgröße: 280 m<sup>2</sup>

## Zimmerdetails

Zimmer insgesamt: 8

## Gebäudedetails

Anzahl der Parkplätze abseits  
der Straße: 2

## Mietbedingungen

Verfügbar ab:

## Kontaktinformation

IMLIX ID: IX6.160.299

