



## Condo/Apartment 2 bedroom(s) for sale



### Information de l'agent

Nom:	Patrick Gibbins
Nom de compagnie:	Artaxa Immo Sarl
Pays:	France
Expérience since:	2008
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Téléphone:	
Languages:	French
Site web:	

### Détails de l'annonce

Propriété à:	Vendre
Prix:	EUR 275,000

#### Location

Pays:	France
État/Région/Province:	Occitanie
Ville:	Alignan-du-Vent
Indicatif régional:	34320
Soumis:	17/06/2024

#### Description:

\*A charming 2 bedroom, 2 bathroom apartment with gardens on an exclusive 15th-century estate near Pezenas.

There is a total living area of 75m<sup>2</sup> with an open plan salon/kitchen with character features, 2 great sized bedrooms, 2 bathrooms (one ensuite). The terraced garden is private and there is use of the lovely shared gardens with 2 large swimming pools and parking for the use of the owners.

An ideal second home with a great rental capacity. Situated in the Herault countryside, surrounded by vineyards situated just 5 minutes from the A75 and 10 minutes from the A9. It is 5 minutes from the historic and cultural town of Pezenas, and only 40 minutes from Montpellier.

A great opportunity for property investment, don't miss it!

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) .

Année:	1300
--------	------



## Commun

Chambres:	2
Salle de bains:	2
1/2 baths:	2
Pied carré fini:	75 m <sup>2</sup>
Dimesions du lot:	15 m <sup>2</sup>

## Room details

Total rooms:	3
--------------	---

## Building details

Number of Off Road Parking:	1
Outdoor Amenities:	Pool

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX5.835.308

