



## House 3 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:	USD 369,955.19

#### Location

Pays:	France
État/Région/Province:	Occitanie
Ville:	Nezignan-l'Eveque
Indicatif régional:	34120
Soumis:	15/07/2024

#### Description:

These 2 village houses one refurbished and one waiting to be renovated , is located in the heart of the medieval village of Nezignan L'Eveque. The renovated house is arranged over 3 floors and has 3 bedrooms. The house to be reovated has a further 4 rooms to create a bigger property or keep divided as 2. There is a private, shared by both properties, court yard 40m2. A wonderful investment to create a large home or 2 individuals. Included in the sale is garden to plant vegetables or sit and relax a 5 min walk from the properties. Do not miss out!

On the ground floor of the converetd house, there is a large, fully-equipped kitchen there is a separate utility room with wc. Next to the kitchen is a vaulted cellar which has been tastefully converted into a dining room with a bar area. Steps leading up from the dining room take you to a courtyard,

The living room is situated on the first floor . The first bedroom is also located on this floor. with ensuite shower room and wc.

The top floor has two further bedrooms, both with original beams and roof tiles , a abthroom with wc, the largest bedroom, which has a mezzanine with stunning views over the village and surrounding countryside.

The other house, o, the ground floor has a garage - not accesable by a car - first floor is a living/dining room, wc with access to the courtayrd at the back. Level 2 has 2 further bedrooms and a bathroom. There



is the possibility to knock through to the other house.

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: 1850

## Commun

Chambres: 3  
Salle de bains: 4  
1/2 baths: 5  
Pied carré fini: 195 m<sup>2</sup>  
Dimesions du lot: 180 m<sup>2</sup>

## Room details

Total rooms: 6

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX5.906.993

