



## Two Chalets on a Lovely Coastal Leisure Plot



### Agent Info

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### Advertentie details

Vastgoed voor:	Koop
Prijs:	EUR 267,500

### Locatie

Aanbevolen Auto Onderdelen:	France
Staat/Regio/Pronvincie:	Occitanie
Plaats:	Vias
Postcode:	34450
Geplaatst:	03-06-2024

### Omschrijving:

VIAS PLAGÉ, LEISURE LAND of 2335m<sup>2</sup> WITH TWO REGISTERED CHALETS plus 1 SHED approximately 600M from the beaches. Composed of two plots.

- First plot: A CHALET of approximately 38m<sup>2</sup> with living room and 3 sleeping areas, a bathroom with WC and a covered terrace of approximately 19m<sup>2</sup> and terrace with BBQ. WINDOWS IN ALL ROOMS. In this plot there is also a WINEGROOM'S CABIN of approximately 16m<sup>2</sup>, with a kitchen area and a bedroom.

- Second plot: A CHALET of approximately 38m<sup>2</sup> with living room and 3 sleeping areas, a bathroom and separate WC, a covered terrace of approximately 17m<sup>2</sup> and BBQ area.

WINDOWS IN ALL ROOMS.

COMPLETELY RENOVATE.

Fenced land with trees, 2 septic tanks.

The department of Hérault is in the Languedoc-Roussillon region located in the south of France. It is



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surrounded by the Pyrenees-Orientales, Ariege, Tarn and Aude departments.

Widely regarded as possibly the most dynamic department in Languedoc Roussillon with Montpellier as its capital and the popular seaside resorts of Sete and Grande Motte bringing in millions of tourists every summer, the Herault department is certainly busy and growing.

But despite all the activity along the coast, the interior of Herault is as beautiful and unspoiled as it has always been. The Herault countryside is glorious, driving away from the coast into the foothills of the Black Mountains you can get lost in an ocean of vines.

Villages in the department of Herault are incredibly pretty. Roquebrun is stunning, with its bridge and old water mill on the river Orb. St Guilhem-le-Desert is also beautiful - and one of Languedoc's top tourist spots.

Herault is also a favourite of Brits looking to move to the area. Pezenas and Lodeve are both popular towns - Pezenas used to be the region's capital and is becoming quite chic.

In short - the department combines beautiful countryside with the buzz and glamour of a major city (Montpellier).

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.

All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

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Conditie: Good

## **Algemeen**

Slaapkamers: 3

Badkamers: 1



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Lot Afmeting: 2335 m<sup>2</sup>

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: IX5.798.504

