



## House 5 bedroom(s) for sale



### Agent Info

Naam:	Patrick Gibbins
Bedrijfsnaam:	Artaxa Immo Sarl
Mistlampen:	France
Experience since:	2008
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefoon:	
Languages:	French
Website:	

### Advertentie details

Vastgoed voor:	Koop
Prijs:	EUR 425,000

### Locatie

Aanbevolen Auto Onderdelen:	France
Staat/Regio/Pronvincie:	Occitanie
Plaats:	Octon
Postcode:	34800
Geplaatst:	17-06-2024

### Omschrijving:

\*A fabulously spacious, recently renovated villa located in the charming village of Octon near Lac Salagou. The village has a bakery 2 restaurants and small shop. There are 4 large bedrooms - and a fifth smaller one. It also has a great outdoor space with pool, terrace, garden & BBQ. An ideal holiday home or home.

You enter the villa into a small hall way leading into the large lounge with a woodchip stove. The lounge has direct access to the front garden and kitchen. The kitchen is modern well equipped with patio doors to the terrace. The master bedroom is light and spacious and it has direct access to the terrace. Next to it is a shower room with wc and a laundry room and the fifth bedroom. There are a further 3 bedrooms with 2 shower rooms and a master bathroom with travertine tiles throughout, double basin, bath and wc. In the annex there is a bedroom with en suite shower room, access to the garden and pool. There is an additional bedroom with mezzanine.

Outside - There is a large landscaped garden 800m2 with a heated swimming pool - added in 2016 - and terrace. Off-road parking is available for 2-3 cars.

A fantastic holiday home or indeed home, near Lac Salagou and Montpellier. Do not miss out!

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) .



Gebouwd: 1980

## **Algemeen**

Slaapkamers: 5  
Badkamers: 4  
1/2 baths: 4  
Afgewerkte vierkante meter: 160 m<sup>2</sup>  
Lot Afmeting: 800 m<sup>2</sup>

## **Room details**

Total rooms: 6

## **Building details**

Number of Off Road Parking: 1  
Outdoor Amenities: Pool

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: IX5.835.310

