

€1,170,000 Country house - For sale - Reduced Price

7 Bedroom country house with 50m² terrace for sale in Montpellier, France

France » Montpellier » 30220

7	3	250m²	13,700m²	50m²
Bedrooms	Bathrooms	Floorplan	Plot size	Terrace



Contact us today for more information or to arrange a viewing

+33 4 67 60 59 14 • montpellier@lucasfox.com • lucasfox.com • 5 Enclos Tissé Sarrus Montpellier, Montpellier, France

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OVERVIEW

Exclusive farmhouse in a 1.3 ha park next to the Canal du Rhône à Sète and 5 minutes from the historic center of Aigues-Mortes (France)

Exclusive to Lucas Fox International Properties, in the heart of the Petite Camargue, in an exceptional environment composed of a 1.3 hectare park, a superb farmhouse with works.

Along the Rhône Canal in Sète, 5 minutes from the town center of Aigues-Mortes, a Camargue farmhouse dating from the 70s. Property offering two accesses, on a perfectly flat plot.

The ideal opportunity for anyone looking for a design and development project. The house is airtight and watertight, its interior needs to be fitted out. With an area of 250 m², made up of 11 main rooms including: entrance, living room with remarkable fireplace, kitchen with counter and scullery, two bedrooms on one level with bathroom, guest toilet. Upstairs, 5 bedrooms, bathroom, dressing room, toilet. A 60 m² garage, various terraces and access complete this rare offer.

Open on its 4 sides, this farmhouse benefits from perfect sunshine and an exposure mainly facing south.

Floated plaster facade renovated in 2019, roof revised and cleaned the same year. Soil study carried out in 2021 for renovation of the autonomous sanitation system.

File on request.

Information on the risks to which this property is exposed is available on the Géorisks website: www.georisks.gouv.fr



lucasfox.com/go/mon40830

Mountain views, Garden, Private garage,
Natural light, Views, To renovate, Fireplace,
Exterior, Chill out area, Barbecue, Balcony

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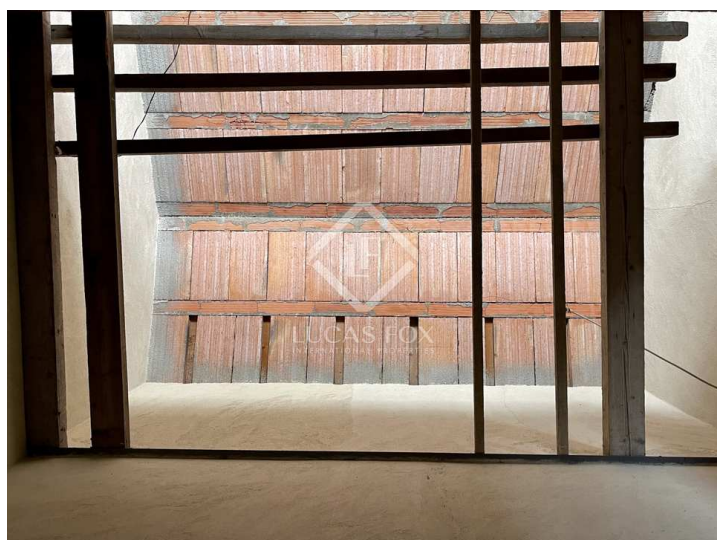
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