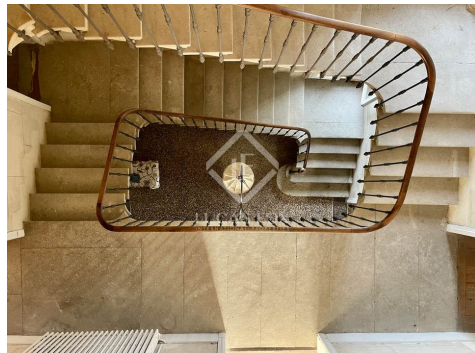


€850,000 House / Villa - For sale - New listing

## 12 Bedroom house / villa for sale in Montpellier Region, Montpellier

France » Montpellier » Montpellier Region » 34130

**12** Bedrooms    **5** Bathrooms    **525m<sup>2</sup>** Floorplan    **3,500m<sup>2</sup>** Plot size



Contact us today for more information or to arrange a viewing

+33 4 67 60 59 14 • montpellier@lucasfox.com • lucasfox.com • 16 avenue Jean Jaurès, Castelnau-le-Lez, Montpellier, France



€850,000 House / Villa - For sale - New listing

## 12 Bedroom house / villa for sale in Montpellier Region, Montpellier

France » Montpellier » Montpellier Region » 34130

**12** Bedrooms    **5** Bathrooms    **525m<sup>2</sup>** Floorplan    **3,500m<sup>2</sup>** Plot size

### OVERVIEW

## Located between Saint-Aunès and Mauguio, in a preserved park, charming mansion of more than 500 m<sup>2</sup> to renovate

Lucas Fox International Properties, located east of Montpellier, bordering Saint-Aunès and Mauguio, a charming sleepy town and its park.

A true 525 m<sup>2</sup> mansion with a 4600 m<sup>2</sup> landscaped park. Crossing its 4 facades, the property is composed of 3 main levels and accommodates multiple living rooms opening onto the garden as well as a dozen bedrooms and numerous bathrooms.

The historic charm has been preserved: spacious volumes, moldings, granitos, woodwork, marble fireplaces, parquet floors, floor-to-ceiling windows, and balconies with ironwork. The various views overlook the garden, a varied and intimate wooded park.

The bourgeois composition of the premises has been preserved: entrance, small living room, large living room, dining room, kitchens and storage and wine cellar, back kitchen, grand staircase, service staircase, bourgeois bedrooms and service bedrooms.

Additional features: multiple outdoor parking spaces, large entrance, well, outbuildings and storage.

Complete file on request.

Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)



[lucasfox.com/go/mon57144](https://lucasfox.com/go/mon57144)

Garden, Period features, Period Building, Natural light, High ceilings, To renovate, Storage room, Panoramic view, Fireplace, Exterior, Balcony, Alarm

**Contact us today for more information or to arrange a viewing**

+33 4 67 60 59 14 • [montpellier@lucasfox.com](mailto:montpellier@lucasfox.com) • [lucasfox.com](https://lucasfox.com) • 16 avenue Jean Jaurès, Castelnau-le-Lez, Montpellier, France

€850,000 House / Villa - For sale - New listing

## 12 Bedroom house / villa for sale in Montpellier Region, Montpellier

France » Montpellier » Montpellier Region » 34130

**12** Bedrooms    **5** Bathrooms    **525m<sup>2</sup>** Floorplan    **3,500m<sup>2</sup>** Plot size



Important Information relating to properties offered by Lucas Fox. Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Lucas Fox in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither Lucas Fox nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. Areas, measurements and distances given are approximate only and should be checked by the purchaser.

**Contact us today for more information or to arrange a viewing**

+33 4 67 60 59 14 • montpellier@lucasfox.com • lucasfox.com • 16 avenue Jean Jaurès, Castelnau-le-Lez, Montpellier, France