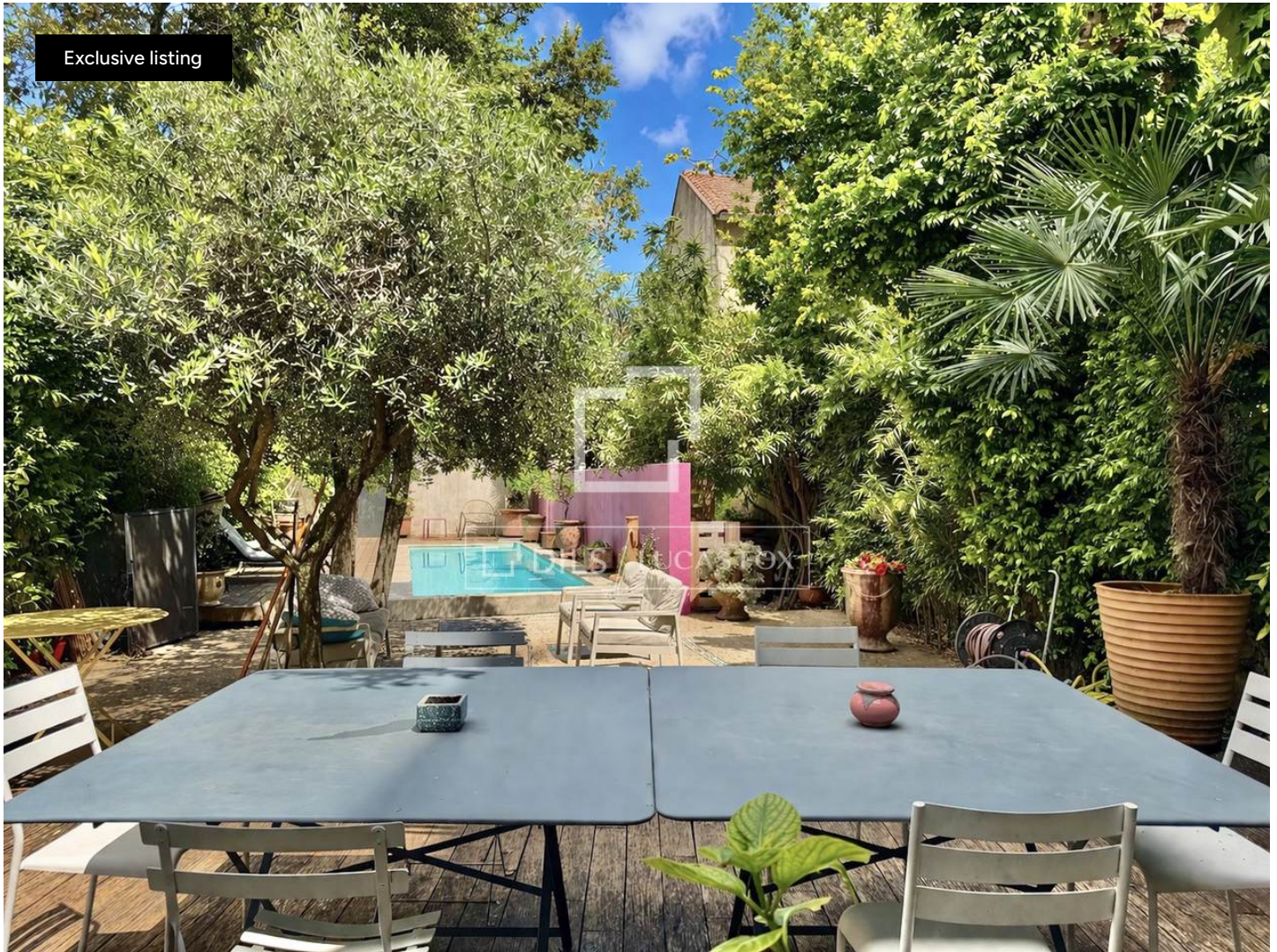


€1,550,000 House / Villa - For sale - Exclusive listing

## 5 Bedroom house / villa with 300m<sup>2</sup> garden for sale in Montpellier Centre

France » Montpellier » Montpellier Centre » 34000

|          |           |                   |                   |
|----------|-----------|-------------------|-------------------|
| 5        | 3         | 237m <sup>2</sup> | 300m <sup>2</sup> |
| Bedrooms | Bathrooms | Floorplan         | Garden            |



Contact us today for more information or to arrange a viewing

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## 5 Bedroom house / villa with 300m<sup>2</sup> garden for sale in Montpellier Centre

**Exclusive listing, located in the sought-after Arceaux district of Montpellier, remarkable private mansion with intimate garden, swimming pool and parking**

Exclusive to Lucas Fox International Properties, located in the sought-after Arceaux area of Montpellier, remarkable private mansion with intimate garden, swimming pool, basement and parking.

This property has had several lives, during which its charm has been preserved and its comfort continually improved. The last major renovations date back to 2000 and 2011 (renovation and extension by a renowned architect).

Its layout is as follows: an entrance hall with built-in wardrobes, spacious living areas including a TV lounge/office, a second living room with access to the garden, a dining room, and a semi-open eat-in kitchen. Large French doors open onto the garden and its terrace, extending the living spaces outdoors. A shower room with WC completes the garden level.

On the 1st floor: two large bedrooms, a laundry room, a dressing room, a shower room and a separate toilet.

On the 2nd floor: three more bedrooms and a bathroom.

The basement includes two large rooms.

The secluded garden is divided into different areas: a dining terrace, a lounge area under the trees, and a poolside terrace. A lean-to provides convenient storage for outdoor furniture and gardening tools. Bicycles and sports equipment have their own dedicated space. Parking is available for two vehicles.

The original decorative elements have been preserved: terrazzo, moldings, marble and wood fireplaces, parquet floors and woodwork.

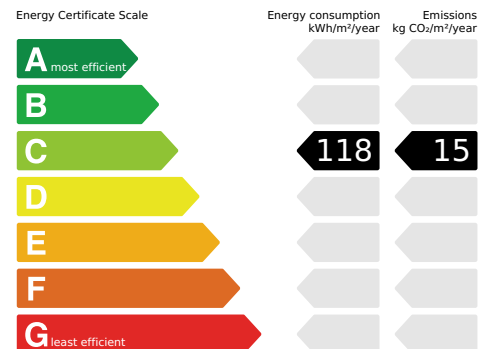
Obtain further information from your dedicated agent, Alexander DEANS, Sales Director.

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/mon69100](http://lucasfox.com/go/mon69100)

Terrace, Heated swimming pool, Garden, Wooden flooring, Period features, Period Building, Natural light, Mosaic tile flooring, High ceilings, Parking, Utility room, Transport nearby, Storage room, Service entrance, Renovated, Open kitchen, Heating, Fireplace, Exterior, Equipped Kitchen, Double glazing, Air conditioning



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