



REYNAUD
IMMOBILIER
Depuis 1994

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575 000 €

Buying property

8 rooms

Surface : 195 m²

Surface of the living : 65 m²

Surface of the land : 1700 m²

Year of construction : 2000

Exposition : Sud

View : Jardin

Hot water : Electrique

Inner condition : Good

External condition : Good

Features :

Pool, Serre, poêle à bois, Chambre de plain-pied, Double Glazing, Arrosage automatique, Automatic gate, Calm

7 bedroom

2 terraces

1 bathroom

3 showers

4 WC

4 parkings

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

11/11/2024 - Prix T.T.C



Property 2018.308 Clermont-l'Hérault

Property comprising 2 independent residential houses on the ground floor, all on a wooded plot of more than 1700m²: * the main house a 6-room villa of 138m² of living space consisting of an entrance hall, a living area with wood stove and open fitted kitchen (65.5m²), 4 bedrooms (12.2/10/11 .43/16.72m²), an office (10.53m²), a superb travertine bathroom + toilet (6.34m²), a shower room + toilet, laundry room and terrace. * a T3 house with air-conditioned living room/kitchen, 2 bedrooms including an independent suite. This second outbuilding is ideal for welcoming family or obtaining rental income. * the property is also equipped with a 16m² greenhouse, a swimming pool room with sanitary area, workshop and a traditional swimming pool. Close to amenities (pharmacy, local shops 1km away), shops and A750/A75 motorway access 4km away.

Fees and charges :

575 000 € fees included



Agence REYNAUD IMMOBILIER - 7 boulevard Gambetta, 34800 Clermont-l'Hérault

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RCS 835 108 549 Montpellier - Code NAF 6831Z - SIRET 835 108 549 00014 - Garantie financière : GALIAN 120.000€

Document non contractuel - Barème des prix disponible sur notre site internet