

French Properties

ONLINE

€340 000

3 bedroom villa

Surface : 115 m²

Surface of the living room: 37 m²

Surface of the land: 1561 m²

Year of construction: 1974

View : garden

Kitchen: : independent

Heating: tow n gas

Inner condition: a refresh

External condition: a refresh

Features:

calm, shops at w alking distance, fireplace

3 bedroom

1 terrace

1 bathroom

1 WC

1 garage

Energy class (dpe): Unavailable

Emission of greenhouse gases (ges):

Unavailable

Document non contractuel

26/04/2024 - Prix T.T.C



Villa Ouveillan

Character villa to refresh in a pretty, lively village only 25 minutes from Narbonne. Beautiful villa of 115 m² living space, plus a basement of 110 m² (including the garage) on a plot of 1561 m² on the edge of a small river. Rear garden level = 110 m² including a double garage and 3 rooms with access to the garden. Entrance hall leading to a living room of 37 m² with access to the garden, kitchen, 3 bedrooms of 16 m², 11 m² and 11.6 m² with fitted cupboards, WC with washbasin, bathroom of 7.3 m² (bath, basins, shower and WC) and hall of 2 m² with access to a terrace of 10 m². Plan to landscape the land. Possibility of a swimming pool. Village in an area at risk of flooding (work done, there is no more flooding). Village with all shops, supermarkets, restaurant, school and college, 45 minutes from Carcassonne and 45 minutes from Béziers, 25 minutes from Narbonne.

Fees and charges :

340 000 € fees included

