

# French Properties

ONLINE

€495 000

**4 bedroom house**

**Surface : 125 m<sup>2</sup>**

**Surface of the land: 680 m<sup>2</sup>**

**Year of construction: 2021**

**View : Countryside**

**Inner condition: excellent**

**Features:**

pool, calm

4 bedroom

1 terrace

2 bathrooms

2 WC

**Energy class (dpe):** Unavailable

**Emission of greenhouse gases (ges):**

Unavailable

Document non contractuel

15/05/2024 - Prix T.T.C



## House Saint-Chinian

Superb recent villa with 4 bedrooms and landscaped garden with magnificent swimming pool and views! Village with restaurant/bakery/grocery store, school, bed and breakfast, post office, ... 25 minutes from Béziers and the motorway, 30 minutes from the beaches, 5 minutes from the Orb river, 15 minutes from the Canal du Midi and 10 of Saint-Chinian. Superb villa built in 2021 of approximately 125 m<sup>2</sup> of living space on 2 levels offering a large living room with American kitchen, 4 bedrooms including a large master suite with dressing room and shower room, 1 shower room, 2 WCs. The whole on a landscaped garden with trees with a magnificent Balinese swimming pool, a summer kitchen with wood oven and barbecue as well as a petanque court and a magnificent view of the rocky bars. Ground floor = Entrance of 5 m<sup>2</sup> with cupboard + living room/kitchen of 47 m<sup>2</sup> (oven, microwave, American fridge, induction hob, extractor, wine cellar, dishwasher, central island and storage) + parental suite of 27 m<sup>2</sup> including dressing room of 7 m<sup>2</sup> and shower room of 8 m<sup>2</sup> (double shower, double basin, bath) + WC of 1.50 m<sup>2</sup> with washbasin + garage of 20 m<sup>2</sup>, fully tiled and painted. 1st = 2 bedrooms of 12 m<sup>2</sup> each with cupboard + bedroom of 13 m<sup>2</sup> with cupboard +

