

399 000 €

Contact agency

Laroca Immobilier

Place de la mairie

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For sale house

10 rooms

Surface : 195 m²

Surface of the living : 45 m²

Surface of the land : 580 m²

Year of construction : 1886

Exposition : Sud

Hot water : Electrique

Inner condition : excellent

External condition : GOOD

Couverture : tiling

Features :

TERRACE, fireplace, Bedroom on ground floor, double glazing, CALM, Piscinable, well

4 bedroom

1 terrace

2 showers

3 WC

1 garage

2 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel



House 3898 Montesquieu-des-Albères

Stone house for sale in Montesquieu des Alberes ! Built on a 580 sqm flat and fenced land with pool possibility, this outstanding 195 sqm stone house is ideally located, in the town of Montesquieu des Alberes but only a 5 minutes drive to all the shops and restaurants of Saint Genis des Fontaines ! Fully renovated with taste and quality materials, it perfectly combines modern comfort and character. The ground floor consists of a bright 45 sqm living room with fitted kitchen, a study with French door opening onto the garden, a shaded patio leading to a sauna, a bathroom with walk-in shower and a separate accomodation. The first floor, accessible via an exterior staircase, includes a loggia, a second living room of 37 sqm with a high-end wood stove and kitchen area as well as a bedroom. On the second and top floor, two further bedrooms, a further study and a shower room with WC. The outbuilding consists of a laundry room, a workshop, a separate toilet with wash basin and a bedroom with direct access to the sauna. A 26 sqm garage with automatic door and cellar, a shed adjoining the house as well as the superb garden with well and pond complete the benefits of this unique property with character. Contact Laroca Immobilier, your Real Estate Agent in Laroque des Alberes.

Fees and charges :

200 000 € fees included

