

[Click to view MFH-CB84319565](#)

## Beautiful Stone Farmhouse With Garden And Pool, Near Perpignan

Perpignan , Pyrénées-Orientales , Occitanie



**€745,000**

inc. of agency fees

5 Beds

260 sqm

Ideally located, just 20 minutes away from Perpignan city centre, on the edge of a lively town offering all the amenities and...

### At a Glance

**Reference** MFH-CB84319565

**Near to** Perpignan

**Price** €745,000

**Bed** 5

**Pool** Yes

**Hab.Space** 260 sqm

**Land Tax** N/A

### Property Description

Ideally located, just 20 minutes away from Perpignan city centre, on the edge of a lively town offering all the amenities and set on a plot of 3242m<sup>2</sup> with heated pool.

This stone built farmhouse has been entirely and tastefully restored in keeping in harmony with the original style. The property offers 260m<sup>2</sup> of living space plus outbuildings such as a garage, various attics, and a cellar offering a total of 480m<sup>2</sup>.

It features on the ground floor a generous entrance leading onto a vast and luminous living room with fireplace, dining area, semi open plan fitted kitchen, a pantry, an office leading onto a covered patio, a large garage leading onto 2 attics and a cellar.

The first floor offers 5 bedrooms, 2 shower rooms, 1 bathroom, 2 dressing rooms. This floor benefit from an independent entrance through outdoor stairs and part of it could be separate from the main accommodation in order to do a B&B activity.

The exterior offers a 65m<sup>2</sup> south-facing terrace leading onto the heated pool, a summer kitchen plus barbecue and a heated 8\*4m swimming pool. The garden is planted with various Mediterranean essences.

This elegant property is ideal as a welcoming large family home, but with potential for running a B&B business.

## Summary

Property type:	Farmhouse
Bedrooms:	5
Price	€745,000

## Key Information

Internal Area: 260 sqm

Number of 1

Fireplaces:

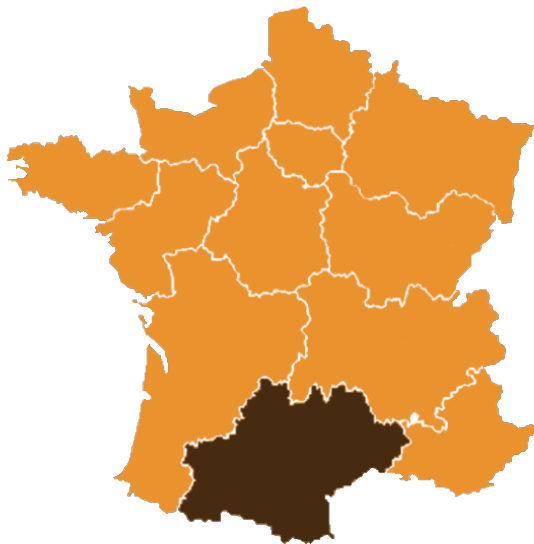
Property Features:

- Air-conditioning

Swimming Pool? Yes

Has Air  
Conditioning? Yes

## Location: Occitanie



## Gallery













As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail Yorkshire Post FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

0845 123 5885 (UK only local rate ) / +44 (0) 113 216 4066,

or email us at [bonjour@my-french-house.com](mailto:bonjour@my-french-house.com).

To see more great properties like this one, visit our daily updated website at [www.my-french-house.com](http://www.my-french-house.com).

## Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days cooling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

## Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**



Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

**S. and L. BROWN**



Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2025 my-french-house.com All Rights Reserved