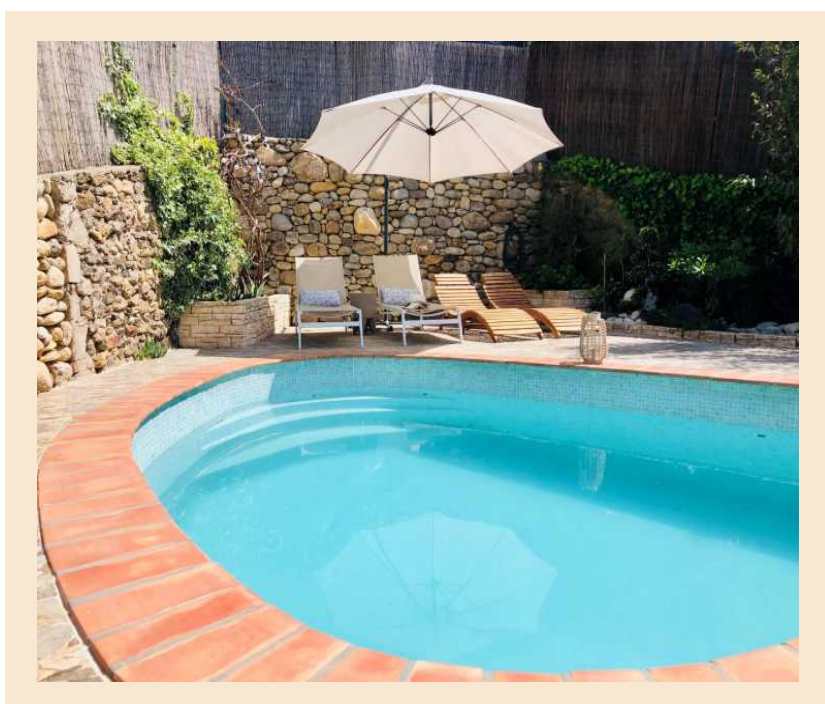


[Click to view MFH-CB84286602](#)

## Character Stonehouse With Pool And Gite, Montesquieu Des Alberes

Montesquieu-des-Albères , Pyrénées-Orientales , Occitanie



**€840,000**

inc. of agency fees

7 Beds

316 sqm

In the heart of one of the most popular villages in Roussillon, exceptional property composed of a main house and an independent gîte, in the town of Montesquieu des Albères. The stonehouse has been...

### At a Glance

**Reference** MFH-CB84286602

**Bed** 7

**Near to** Montesquieu-des-Albères

**Pool** Yes

**Price** €840,000

**Hab.Space** 316 sqm

**Land Tax** N/A

### Property Description

In the heart of one of the most popular villages in Roussillon, exceptional property composed of a main house and an independent "gîte", in the town of Montesquieu des Albères.

The stonehouse has been completely renovated with taste and quality materials and has retained all its charm

combined with modern comfort and equipment.

The main living area is made up of a large living room of 46m<sup>2</sup>, a beautiful and large kitchen, three bedrooms, a complete master suite, a dressing room, an independent bathroom and storage rooms.

The "gîte" part has an independent entrance as well as private access to the garden and the swimming pool. It has a kitchen/living room giving access to the terrace and its swimming pool, a beautiful lounge with office area, three bedrooms and 2 bathrooms.

The exterior of the house allows to enjoy the Mediterranean climate in complete peace and quiet: various terraces, swimming pool, and lounge area.

This character property is ideal as a large and warm family home or as a gîte or bed and breakfast activity as it is the case today.

Cellars complete this exceptional property. Possibility of parking a car in front of the "Mas".

A small, atypical town, Montesquieu-des-Albères is located on the foothills of the Albères. Starting point for numerous hikes with spectacular views, Montesquieu is located 20km from Argelès beach, 10km from Le Boulou and its spa resort, 30km from Perpignan, 23km from Collioure, 15km from the Spanish border.

## Summary

Property type:	Chambre d'Hote or Gite
Bedrooms:	7
Price	€840,000

## Key Information

Year Built:	1912
Internal Area:	316 sqm
Number of Fireplaces:	1
Property Features:	
• Fireplace	
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**.

To see more great properties like this one, visit our daily updated website at **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 calling 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**

great service  
fast transfers

send money abroad 24/7 excellent rates