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Superb Contemporary Villa With 3 Bedrooms And Garage At 700 M From The...

Beziers , Herault , Occitanie



€448,200

inc. of agency fees

3 Beds

2 Baths

Superb dynamic town with all shops, located at 700m from the beach and 20 minutes from Beziers and the airport. Superb single storey contemporary villa (brand new construction from 2021) offering a living...

At a Glance

Reference	MFH-LFR-SB475200E	Near to	Beziers	Price	€448,200
Bed	3	Bath	2	Land Tax	N/A
		Pool	No		

Property Description

Superb dynamic town with all shops, located at 700m from the beach and 20 minutes from Beziers and the airport.

Superb single storey contemporary villa (brand new construction from 2021) offering a living space of 109 m², offering a beautiful spacious and bright living room of 50 m² with a very nice open and fully equipped kitchen, 3 bedrooms (with one en suite), 2 shower rooms, utility room, laundry room and garage, on a 410 m² plot with an exotic wooden south facing terrace of 50 m² and 2 parking spaces. Beautiful materials, very chic and contemporary, you just need to put your suitcase ! At 700m from the beach !

Ground = Entrance by porche + WC of 1.85 m² + spacious and luminous living room of 50 m² with 2 large sliding windows leading on the back garden and large sliding wardrobe + nice open and fully equipped kitchen (central island, lower and higher units, sink, induction hob, reclining extractor hood, built-in fridge and dish washer) + utility room of 4.11 m² + corridor of 4.05 m² + laundry room of 3.03 m² + bedroom of 14 m² with wardrobe + bedroom of 11.68 m² with wardrobe + washroom of 4.44 m² (large shower 1.20x90m, double basin unit, towel dryer, connection for an other toilet if required) + master bedroom of 10.66 m² (access to the terrace by french windows) and its en suite shower room of 5.25 m² (basin unit, shower, towel dryer and dressing area) + access to the garage in the entrance.

Exterior = On a plot of 410 m² + quiet area + an exotic wooden south facing terrace of 50 m² + 2 parking spaces on the front + garage.

Extras = Built in 2021 by builders compagny and still on guarantee + flat roof + very luminous + stunning travertin floor + connecting system for electric rollers shutters and boiler + double glazing + electric roller shutters + thermodynamic boiler (brand new hot water tank that are very efficient).

Price = 448.200 € (Contemporary ! Great ! Near the beach !)

The prices are inclusive of agents fees (paid by the vendors). The notaire's fees have to be paid on top at the actual official rate.

Property Id : 33661

Price: 448,200 €

Bedrooms: 3

Bathrooms: 2

Reference: SB475200E

Other Features

Immediately Habitable

Near the coast

Outside space

Private parking/Garage

Rental Potential

Terrace

With Land/Garden

Summary

Property type:	Modern Villa
Bedrooms:	3
Bathrooms	2
Price	€448,200

Key Information

- Property Features:
- Immediately Habitable

Location: Occitanie



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S. and L. BROWN

