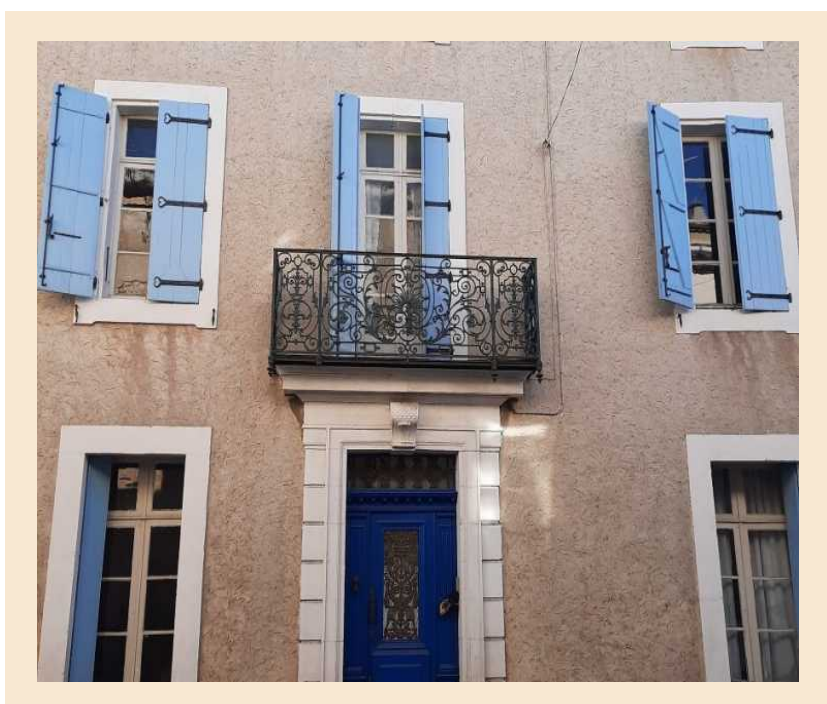


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Beautiful Maison De Maitre With 210 M2 Of Living Space And 2 Courtyards...

Thezan Les Beziers , Herault , Occitanie



€432,000

inc. of agency fees

6 Beds

3 Baths

Village Circulade and very lively, with all shops, cafes, restaurant, secondary and primary schools, 15 minutes from Beziers and 30 minutes from the beach. Beautiful maison de Maitre, offering about 210...

At a Glance

Reference MFH-LFR-MPT432000E

Bed 6

Near to Thezan Les Beziers

Bath 3

Pool Yes

Price €432,000

Land Tax N/A

Property Description

Village Circulade and very lively, with all shops, cafes, restaurant, secondary and primary schools, 15 minutes from Beziers and 30 minutes from the beach.

Beautiful maison de Maitre, offering about 210 m2 of living space including 5/6 bedrooms and 3 bathrooms.

Well located in the centre of the village with 2 large courtyards of 150 m² and 230 m², one with a pool. Ideal for a B&B conversion or for a large family.

Ground = Hall of 11.4 m² + living room of 40 m² with access to the garden + equipped kitchen of 12.3 m² (upper and lower units, sink, hob, electric oven, dishwasher and fridge) + bedroom/office of 15 m² + wc with handbasin.

1st = Hall of 5.5 m² + office/bedroom of 6 m² with access to a terrace of 9 m² + bedroom of 16 m² + bathroom of 6 m² (shower, washbasin and bath) + hall of 4 m² + 2 bedrooms of 12 m² and 19 m² + wc with handbasin.

2nd = Hall of 6 m² + en suite bedroom of 16 m² with shower room of 4 m² (shower, washbasin and wc) + bedroom of 11.5 m² + en suite bedroom of 17.5 m² with washroom of 3.8 m² (shower, washbasin and wc).

Exterior = Direct access to a courtyard of 150 m² and access to a lower courtyard of about 230 m² with pool (9x4m) and covered area of about 20 m².

Extras = Annual land tax of 1732 € + good location in the village + oil central heating with recent boiler.

Price = 432.000 € (Beautiful character home)

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. Information on the risks to which this property is exposed is available on the Geo-risks website: georisques.gouv.fr

Property Id : 38713

Price: 432,000 €

Bedrooms: 6

Bathrooms: 3

Reference: MPT432000E

Other Features

Courtyard

Immediately Habitable

Outside space

Prestige

Private parking/Garage

Rental Potential

Swimming Pool

Terrace

With Land/Garden

Summary

Property type:	House
Bedrooms:	6
Bathrooms	3
Price	€432,000

Key Information

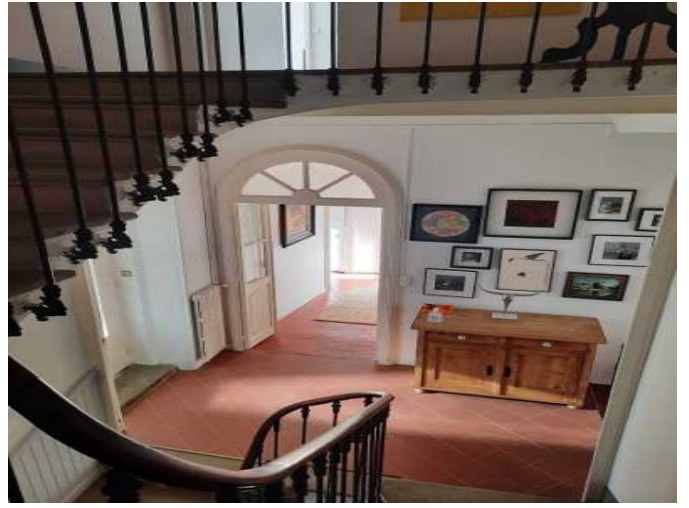
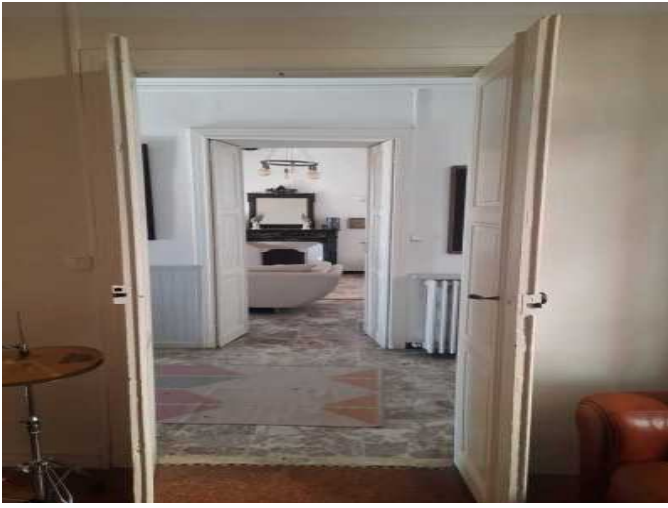
Property Features:	
• Courtyard	
Swimming Pool?	Yes

Location: Occitanie



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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.

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