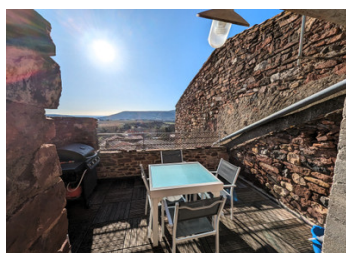
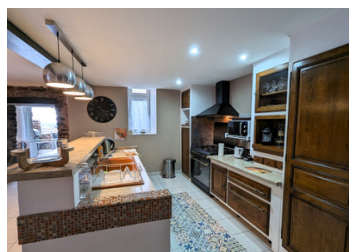


Character stone house with 2 terraces 30 minutes from Montpellier

EXCLUSIVE



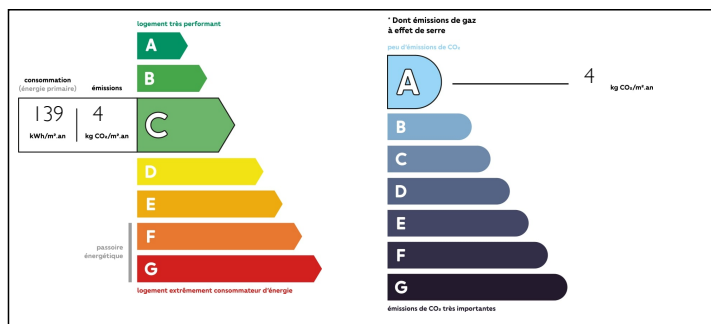
INFORMATION

Town:	Le Bosc
Department:	Hérault
Bed:	2
Bath:	1
Floor:	80 m2
Plot Size:	26 m2

IN BRIEF

Stone property with original features in a lively village only 30 minutes drive away from Montpellier. You enter the property via some steps into a hallway and stair to the first floor. From the same hallway you find a stone archway leading into a good sized kitchen dining room. From the kitchen you have a door into the bathroom and another stone archway leading into the living room. From the living room you have French doors onto a south facing terrace. On the first floor you have another 2 hallways and 2 good sized bedrooms. One of the bedrooms has French doors leading onto a second south facing terrace. A short walk away from the house you have the village épicerie and there also is a restaurant in the village. The property has been run successfully as an Airbnb

ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Nearby you find: lake Salagou, Saint Guilhem le Désert, Pézenas, Montpellier, Béziers, Cirque de Navacelle.

Large supermarket is only 5 mins drive away.

Ground floor:

Kitchen/dining room 27 m2

Shower room with toilet 5 m2

Living room 14 m2

Terrace 12 m2

First floor:

Bedroom 1: 11 m2

Bedroom 2: 14 m2

Terrace 12 m2

Street level: small cellar

LOCAL TAXES

Taxe foncière: 890 EUR

Taxe habitation: 994 EUR

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

NOTES