



6 room, 175m2 Villa for sale in Laurens - 530 000 € *



Στοιχεία μεσίτη

Όνομα:	Patrick Gibbins
Όνομα εταιρείας:	Artaxa Immo Sarl
Χώρα:	France
Experience since:	2008
Τύπος υπηρεσίας:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Τηλέφωνο:	
Languages:	French
Site:	

Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 616,191.23

Τοποθεσία

Χώρα:	France
Νομός/Περιοχή/Επαρχία:	Occitanie
Πόλη:	Laurens
Ταχυδρομικός κωδικός:	34480
Δημοσιεύθηκε:	13/10/2025
Περιγραφή:	

Charming Modern Villa with Pool, Garden & Stream Access - Laurens Village

Located on the edge of a national park in the picturesque village of Laurens, this beautifully presented modern villa (built in 2009) offers comfort, privacy, and scenic views in a tranquil setting. Nestled on 851 m2 of land, the property features a private pool, landscaped gardens, and direct access to a peaceful stream - perfect as a full-time residence or holiday home.

You enter into a welcoming hallway leading into a spacious open-plan living/dining area of 66 m2, filled with natural light thanks to numerous French doors opening directly onto the garden and terrace. The room features a cathedral ceiling, enhancing the airy, open feel.

Adjacent is a modern, fully equipped kitchen—open to the living space while maintaining its own defined area.

All four bedrooms open onto the garden or terrace, with two large ensuite bedrooms (18 m2 and 24 m2), ideal for family living or hosting guests.



Outdoor Living:

Expansive 40 m2 terrace overlooking the pool and garden

Summer kitchen and built-in BBQ - perfect for entertaining

Private, not overlooked, with mature landscaping

Direct access to a charming stream at the edge of the garden

Additional land to the side of the property

Quiet, residential location on the outskirts of the village

This delightful villa offers a rare blend of modern comfort and rural charm in a sought-after village setting. Whether you're looking for a permanent residence, a family getaway, or an investment property in the South of France, this home ticks all the boxes.

Don't miss this opportunity - book your visit today!

Information on the risks to which this property is exposed is available on the website Georisques

Our Fee Schedule

* Agency fee : Agency fee included in the price and paid by seller.

(2) Monthly payment from. A credit commits you and must be repaid. Check your borrowing abilities before you commit.

Κοινά

Κρεβατοκάμαρες:	4
Τελειωμένα τετραγωνικά πόδια:	175 τ.μ
Μέγεθος αυλής:	850 τ.μ

Room details

Total rooms:	6
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Building details

Outdoor Amenities:	Pool
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Lease terms

Date Available:



IMLIX

IMLIX αγορά ακινήτων
<https://www.imlix.com/el/>

Contact information

IMLIX ID:

IX7.685.582

