



In A Sought-After Village, Village House To Finish Renovating With Shop And Apartment.



Information de l'agent

Nom:	ArKadia
Nom de compagnie:	
Pays:	Royaume-Uni
Téléphone:	
Langues:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 93,302

Location

Pays:	France
État/Région/Province:	Occitanie
Indicatif régional:	34490
Soumis:	12/05/2022

Description:

A sought after river-side village with all shops and restaurants, on the river Orb, 20 minutes to Beziers and 30 minutes to beaches and Beziers-Cap d'Agde airport.

Situated in the heart of the village, solid village house to finish renovating with working shop premises and an apartment above. The shop has already been redone to a very high standard and has interior stairs to a below ground cellar and to the floors above. This unique combination could offer 100 m2 of living space over 3-4 floors (including the shop), or 75 m2 of living space using the shop as commercial premises or as a garage.

Lower ground = Cellar of 27 m2 with concrete floor.

Ground = Entrance through side door or sliding doors into shop premises of 27 m2 licensed for all activity or can be living space or garage (reinforced concrete floor with steel girders) + easy parking nearby.

1st = Bright living area of 22 m2 with kitchenette, already tiled, wc of 2 m2 with basin (plumbing in place).

2nd = Intended lounge or bedroom of 27 m2 with room for en-suite shower room.



3rd = To finish entirely with proper floor, walls, stairs, :(beams in place already).

Sundry = All heavy work has been done (new roof, windows, shutters, electricity, plumbing and facade) + entirely renovated and functioning shop for any commercial activity + excellent location + foresee fitting bathroom, full kitchen and finishing floors 2 and 3 entirely.

Price = 85.800 € (Unique, lots of potential !)

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 : 28636

Property Size: 100 m2

Reference: C121000E

Other Features

Renovation required

Rental Potential

Building details

Parking: Oui

Number of Garages: 1

Outdoor Amenities: Pool

Lease terms

Date Available:

Information additionnelle

Lien URL du site web: http://www.arkadia.com/KNJG-T2270/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 10765-c121000e



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