



## 6 room, 185m2 Villa for sale in Bessan - 760 000 € \*



### Information de l'agent

Nom:	Patrick Gibbins
Nom de compagnie:	Artaxa Immo Sarl
Pays:	France
Experience since:	2008
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Téléphone:	
Languages:	French
Site web:	

### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 891,707.19

### Location

Pays:	France
État/Région/Province:	Occitanie
Ville:	Bessan
Indicatif régional:	34550
Soumis:	17/09/2025

### Description:

Come and visit this fantastic villa, featuring high ceilings and quality materials. Located in a peaceful cul-de-sac in Bessan, close to the Mediterranean beaches, this villa sits on a plot of 1,114 m2. The property includes a swimming pool, a garage, landscaped gardens, and a carport.

Inside, you'll find a generous living space with a kitchen of over 70 m2. On the ground floor, there is a spacious bedroom with a dressing room and an en suite shower room. Upstairs, there are two good-sized bedrooms, each with its own dressing room and bathroom. Absolute comfort is ensured with a geothermal underfloor heating system and ducted air conditioning.

This home is perfect as a main residence or a holiday home, with a proven rental history.

Additionally, the garage can be converted into a separate gite of 70 m2, with all the materials already provided.

Don't miss out on this wonderful opportunity!



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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.

### Commun

Chambres:	3
Pied carré fini:	185 m <sup>2</sup>
Dimesions du lot:	1114 m <sup>2</sup>

### Room details

Total rooms:	6
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### Utility details

Heating:	Oui
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### Building details

Outdoor Amenities:	Pool
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### Lease terms

Date Available:

### Contact information

IMLIX ID:	IX7.551.172
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