



7 room, 125m2 Villa for sale in Nezignan l'eveque - 420 000 € *



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 484,614.99

Location

Pays:	France
État/Région/Province:	Occitanie
Indicatif régional:	34120
Soumis:	27/07/2026

Description:

Elegant Single-Storey Villa with Swimming Pool and Beautiful Mediterranean Garden - Nezignan-l'Éveque

Located in one of the most sought-after villages near the historic market town of Pezenas, this beautifully presented single-storey villa offers the perfect balance of comfort, privacy and the relaxed Mediterranean lifestyle.

Set within approximately 700 m2 of beautifully landscaped gardens, the property has been designed to make the most of outdoor living. Mature Mediterranean planting, sunny terraces and a private swimming pool create a peaceful retreat where every day feels like a holiday.

Extending to approximately 125 m2, the villa is bright, spacious and thoughtfully designed. The welcoming living areas flow naturally towards the garden, creating a seamless connection between the interior and the outdoor spaces—ideal for entertaining family and friends or simply enjoying the sunshine throughout the seasons.

The well-equipped kitchen forms the heart of the home, while the flexible accommodation includes five



comfortable bedrooms, offering space for family life, visiting guests, a home office or hobbies. The convenience of single-storey living makes the property equally attractive as a permanent residence or an easy-to-maintain holiday home.

Outside, the carefully maintained garden offers complete privacy, with a choice of sunny and shaded terraces surrounding the swimming pool. Whether enjoying breakfast outdoors, relaxing with a book or hosting summer dinners beneath the stars, this is a home designed for making the most of life in the South of France.

Property Highlights

Approximately 125 m2 of living accommodation

Beautifully landscaped plot of approximately 700 m2

Private swimming pool

Five bedrooms offering flexible accommodation

Bright and spacious living areas

Well-equipped kitchen

Mature Mediterranean garden

Single-storey living throughout

Private parking

Peaceful residential location

An Exceptional Lifestyle Location

Nezignan-l'Éveque is one of the Hérault's most charming and desirable villages, renowned for its historic streets, welcoming atmosphere and authentic French village life. A bakery, cafes, restaurants and local amenities are all within easy reach, while the vibrant town of Pezenas is just a few minutes away.

The Mediterranean beaches, Beziers, Montpellier and excellent transport links are all easily accessible, making this an ideal location for both permanent living and unforgettable holidays.

Whether you are searching for a spacious family home, an elegant retirement property or a stylish second home in the South of France, this delightful villa offers an exceptional opportunity to enjoy comfort, tranquillity and the very best of Mediterranean living.

A beautifully maintained home where indoor comfort meets outdoor living in one of the region's most



desirable villages.

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:	5
Pied carré fini:	125 m ²
Dimesions du lot:	700 m ²

Room details

Total rooms:	7
--------------	---

Building details

Outdoor Amenities:	Pool
--------------------	------

Lease terms

Date Available:

Contact information

IMLIX ID:	IX8.744.475
-----------	-------------

