

# 7 room, 232m2 House for sale in Lamalou les bains - 520 000 € \*



## Agent Info

Name: Patrick Gibbins  
Company: Artaxa Immo Sarl  
Name:  
Country: France  
Experience 2008  
since:  
Service Type: Selling a Property  
Specialties:  
Property Type: Apartments, Houses  
Phone:  
Languages: French  
Website:

## Listing details

Property for: Sale  
Price: USD 619,281.55

## Location

Country: France  
State/Region/Province: Occitanie  
ZIP code: 34240  
Posted: Feb 17, 2025

### Description:

Discover this magnificent property nestled in 1370 m<sup>2</sup> of greenery, combining tranquility and proximity to the town center. With 232 m<sup>2</sup> of living space, this character house offers the perfect combination of traditional charm and modern comfort.

### Main features :

#### Architectural elegance:

Stone building: 60 cm stone walls and exposed wooden beams, adding a touch of authentic charm.

Cladding: Terracotta floors on the first floor, creating a warm atmosphere.

#### Living areas:

First floor: Includes a spacious dining room, a well-equipped kitchen, a living room with fireplace, a bar, an office, as well as practical areas such as WCs, a fitted room, a laundry room and a boiler room.

#### First floor:

Bedrooms: Three comfortable bedrooms with a bathroom and WC.

Attic space:

Additional Bedrooms: Two large attic bedrooms, ideal for guests or a large family.

Outdoor space:

Pool and Pool House: Enjoy a 5 x 10-meter tiled pool with sand pump. The pool house is equipped with a kitchen, WC, shower and covered terrace for relaxing poolside. The wooden sunbathing terrace and lawn complete this idyllic outdoor space.

Jardin Arbore: Landscaped with integrated sprinklers, this verdant garden includes a well, greenhouse, chalet, garages, parking and electric gate.

This property is a real gem, offering both the comfort of a modern home and the charm of a traditional building. Don't miss the opportunity to discover this rare and exceptional property!

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.

#### Common

Bedrooms:	5
Finished sq. ft.:	232 sq m
Lot Size:	1370 sq m

#### Room details

Total rooms:	7
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#### Building details

Outdoor Amenities:	Pool
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#### Lease terms

Date Available:

#### Contact information

IMLIX ID:	IX6.655.563
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