



## 6 room, 200m2 Vineyard residence for sale in Nezignan l'evêque - 320 000 € \*



### Agent Info

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

### Listing details

Property for: Sale  
 Price: USD 369,751.43

### Location

Country: France  
 State/Region/Province: Occitanie  
 ZIP code: 34120  
 Posted: Nov 03, 2025

### Description:

This charming vigneronne offers 200 m2 of living space and has a 35 m2 terrace with panoramic views. Situated in a quiet cul-de-sac, close to all the amenities of this sought after village. An ideal home or second home, visit today!

You enter into the ground floor and you will find a spacious 60 m2 living space, a bathroom, a pantry, a separate toilet, and a large, easily accessible 50 m2 garage with a workshop. This level has a functioning chimney.

Up to the first floor you will find a light and spacious 50 m2 living/dining room with superb high ceilings, a kitchen opening onto a balcony, a shower room with wc, an open office, and three large bedrooms. There is a granule burner for heat, electric radiators and aircon in one of the bedrooms. Double glazing, solar panels.

Up on the second floor, a 35 m2 panoramic terrace which offers panoramic views of the village and surrounding countryside.

This bright, dual-aspect house boasts generous volumes and character. Don't miss out - visit today!



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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.

### **Common**

Bedrooms: 3  
Finished sq. ft.: 200 sq m

### **Room details**

Total rooms: 6

### **Lease terms**

Date Available:

### **Contact information**

IMLIX ID: IX7.788.015

