



10 room, 300m2 Bourgeois style house for sale in Magalas - 397 000 € *



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 444,879.8

Location

Country:	France
State/Region/Province:	Occitanie
City:	Magalas
ZIP code:	34480
Posted:	Oct 05, 2026

Description:

Here is a rare opportunity to acquire a characterful property of approximately 300 m2, set on a 608 m2 plot with a private, secluded garden, space for a swimming pool and two garages - right in the heart of Magalas.

This is a property offering great potential and numerous possibilities. A spacious family home with plenty of room for a large family and for welcoming family and friends - or perhaps the opportunity to create a charming B&B or another business venture.

From the moment you enter, you are greeted by the impressive staircase that runs through the house, reflecting its history and character. The generous proportions, abundant natural light and beautiful floors create an elegant and authentic atmosphere. Numerous original features have been preserved, giving the property a unique sense of character and soul.

The entrance opens into a large hallway, leading to the kitchen, a spacious and bright living room, and a bedroom with its own bathroom and WC.

Upstairs, there are three bedrooms, including a master suite with bathroom and WC, as well as a separate



bathroom, dressing room and an additional living room.

The top floor offers the possibility of creating a separate self-contained accommodation. It currently comprises an older-style kitchen, living room, three bedrooms, bathroom and WC - ideal for guests, extended family or potentially as a rental unit.

The property would benefit from some modernisation and updating, while offering the opportunity to create a home entirely to your own taste and style, without compromising its original character.

The private, lush garden is a real asset. It features a terrace and plenty of space to install a swimming pool, creating a wonderful private oasis for relaxing summer days in the sun. The electric gate provides access to the property, with space to park two cars within the grounds.

The house is located in a quiet, established area of Magalas, while the village centre and all everyday amenities are within easy reach.

Magalas is a lively and popular village in the Herault, beautifully situated between the mountains and the Mediterranean. The village offers schools, shops, restaurants and all the amenities needed for everyday life. Beziers is approximately 20 minutes away, while the Mediterranean beaches can be reached in around 30 minutes.

A property for those looking for space, character, a private garden and exciting potential - and who dream of creating something truly their own in the South of France. Book your visit today!

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:	7
Finished sq. ft.:	300 sq m
Lot Size:	608 sq m

Room details

Total rooms:	10
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Building details

Outdoor Amenities:	Pool
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Lease terms



IMLIX

IMLIX Real Estate Marketplace
<https://www.imlix.com/>

Date Available:

Contact information

IMLIX ID:

IX9.033.623

