3 room, 100m2 Stone house for sale in Saint genies de fontedit - 299 000 € *

Agent Info

Name:	Patrick Gibbins
Company Name:	Artaxa Immo Sarl
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 336,137.84

Location

Country:	France
State/Region/Province:	Occitanie
ZIP code:	34480
Posted:	Oct 11, 2026

Description:

Exceptional Two-Suite Barn Conversion with Private Pool & Pool House

Set within a picturesque and vibrant village, this exceptional residence is a beautifully restored 200-year-old stone barn, thoughtfully transformed into a sophisticated contemporary home while retaining the character and authenticity of its historic origins. Completed by a specialist developer renowned for high-quality heritage conversions, the property combines traditional stone architecture with elegant modern interiors, premium finishes and exceptional attention to detail.

At the heart of the property are two generous bedroom suites, each with its own beautifully appointed en-suite bathroom, offering privacy and comfort for owners and guests alike. The spacious open-plan living and dining areas are filled with natural light and have been designed for both relaxed everyday living and entertaining. Carefully selected materials, bespoke finishes and brand-new designer furnishings complement the original character of the building, creating an understated sense of luxury throughout.

Outside, landscaped gardens provide a private setting for the swimming pool and dedicated pool house. Whether enjoying long summer lunches, entertaining friends or simply relaxing in the sunshine, the outdoor spaces have been designed to make the most of the Mediterranean lifestyle.

Also benefitting from, a garage, Electric vehicle charging point.

Ideal lock-up-and-leave property!

For buyers requiring additional accommodation, the neighbouring three-bedroom residence is also available to purchase separately, presenting an unusual opportunity to create a larger family estate, provide independent accommodation for friends and relatives, or combine the two properties as part of a premium rental investment. Great potential rental return. The house also benefits from a 2% notary fee not the usual 8%.

A distinctive home of genuine character, finished to an exceptional standard and ready for immediate enjoyment in one of the area's most appealing village settings. 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:	2
Finished sq. ft.:	100 sq m
Lot Size:	100 sq m

Room details

Total rooms:	3

Building details

Outdoor Amenities:	Pool

Lease terms

Date Available:	

Contact information

IMLIX ID:	IX9.077.054