



House 3 bedroom(s) for sale



Informações do Revendedor

Name:	Patrick Gibbins
Nome da	Artaxa Immo Sarl
Empresa:	
País:	França
Experience	2008
since:	
Tipo de	Selling a Property
Serviço:	
Specialties:	
Property Type:	Apartments, Houses
Telefone:	
Languages:	French
Website:	

Detalhes do anúncio

Imóveis para:	Venda
Preço:	EUR 198,000

Localização

Country:	França
State/Region/Province:	Occitanie
Cidade:	Roujan
CEP:	34320
Adicionado:	29/04/2024

Informação adicional:

Exceptional 3-BedroomHouse with Commercial Space/Garage, Large Terrace, in the Heart of Roujan
-€198,000

This exceptional house with a living area of 105 m2, located in the heart of Roujan,offers a rare opportunity to combine comfortable living space with commercialpotential in a prime location.

Ground Floor:

On the ground floor, you'll find a spacious commercial space spanning approximately75m2, arranged into three separate rooms, offering plenty of possibilities forcommercial use. A 20m2 mezzanine adds extra space, ideal for an office orrelaxation area, while an 18m2 storage area caters to your logistical needs.Additionally, there's the option to use this space as a garage to meet yourparking requirements.

1st Floor:

On the first floor, you'll be greeted by a bright living room of 25m2 and a 16m2kitchen, opening onto a magnificent south-facing terrace of 25m2. This terraceprovides a peaceful outdoor space to enjoy the Mediterranean sun. A separate WCcompletes this floor, offering convenience and functionality.

2nd Floor:



On the second floor, discover three comfortable bedrooms, each offering private and restful living space. A modern bathroom and separate WC ensure optimal comfort for the residents of the house.

This unique property strikes a perfect balance between privacy and commercial space, ideally situated in the center of Roujan, close to shops, restaurants, and local amenities.

Don't miss this exceptional opportunity to acquire a versatile home in a prime location!

Legal Mentions (in French) : Honoraires a la charge du vendeur.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Georisques : www.georisques.gouv.fr.

Construído: 1850

Comum

Quartos de dormir: 3
Banheiro: 1
1/2 baths: 2
Pés quadrados acabados: 100 m²

Room details

Total rooms: 4

Rental details

Furnished: Sim

Lease terms

Date Available:

Contact information

IMLIX ID: IX5.695.043

