

Price on request

**Contact agency**

Scandimmo (Europimmo Consulting)

950 route des colles

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**For sale house**

**7 rooms**

**Surface : 142 m<sup>2</sup>**

**Year of construction : 1800**

**Features :**

CALM, fireplace

4 bedroom

1 terrace

2 bathrooms

2 showers

1 cellar



**House Laroque**

Beautiful house near the banks of the Hérault River In the heart of a charming village with pedestrian streets, just steps from the river, discover this lovely character home, bright and airy, blending authentic materials with generous living spaces. With 142 m<sup>2</sup> of living space, it also includes two large cellars of 25 m<sup>2</sup> and 26 m<sup>2</sup>, a pleasant interior courtyard, and above all, a beautiful terrace with direct views of the river—perfect for enjoying a peaceful setting every day. On the ground floor, there is a small independent apartment consisting of a bedroom, an office, a bathroom with a toilet, as well as a living room/kitchen. This area also connects to the main house, allowing for easy integration depending on your needs. Upstairs, the main residence unfolds around a compact kitchen with an open dining area leading to the terrace, a cosy living room, two spacious bedrooms, and a bathroom with a toilet. On the second level, a large additional bedroom with a washbasin completes the space, offering true flexibility for a family, guest area, or home office. A charming property, quiet, with the river just nearby. Inter-agency listing..

Fees and charges :

Document non contractuel

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