FOR SALE / VENTENAC EN MINERVOIS

Ref. 01-4372

House in Ventenac in Minervois

83 m² | 4 rooms | 3 bedrooms

299 000 €









LET'S TALK

Your Bellissimmo team

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1 rue Francis Marcero · 11100 Narbonne

Risk information: www.georisques.gouv.fr

Full details and photo gallery online →

For information only. Please confirm availability and details with the agency.

Overview

Agence Bellissimmo presents you for sale, not far from the Canal du Midi, this magnificent 4-room house, built in 2024. It is composed of a large living room of 40m² with open kitchen corner, 3 large bedrooms, 1 shower room, a separate toilet. The living room is bathed in light thanks to its large bay windows that give access to the large terrace of 125m² where you will find a swimming pool, with an unobstructed view. The spacious garage, which offers you several possibilities of layout, either to enlarge the house, or for a craftsman who needs to store equipment or vehicles. It has 2 large openings (3m x 2.70m), which allows convenient access, and a large ceiling height of 3.50m. This house offers you great possibilities and leaves room for your imagination.

Floor areas & rooms

Type of property	House
Living area	83 m²
Rooms	4
Bedrooms	3
Bathrooms	1
Shower rooms	1
Surface of the living room	40 m²
WC	1

Comfort & features

Elevator	No
Centralised aspiration	No
Barbecue	No
Home automation	Yes
Parking	Yes
Garage	Yes
Year built	2024
Kitchen	Without kitchen
Kitchen equipment	Naked
Type of heating	Individual air conditioning
Heating system	Forced air
Disabled accommodation	No
Swimming pool	Yes

Price & terms

299 000 €

Price including fees: €299,000. Fees: 0% VAT will be paid in full by the purchaser. Price excluding agency fees: ND.

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Energy & assessments

Energy consumption (DPE)



Class A 59 kWh/m²/year

Greenhouse gas emissions (GES)



Class A 1 kg CO2/m²/year

Diagnosis performed after 1 July 2021

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