



Character House,

66100, Pyrénées-Orientales, Occitanie

€1,390,000

Ref: 2075

* Available * 2 Beds

Romantic Hotel with independent main house in 19th Century authentic Catalan Mas, 16 en-suite bedrooms all with outside space, meeting seminar room in former chapel, large lounge with open...

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French Entrée 

Property Description

This charming and authentic property is located at the edge of a lively village in the greater Perpignan area, Languedoc Roussillon, South of France. The property has been entirely restored and extended about 12 years ago. All bedrooms are offering comfort with an en-suite shower room, a desk, wifi, TV and a wardrobe as well as access either to a garden terrace or a patio terrace. Some of the rooms are prepared to receive disabled guests. The double beds can be split to get two single beds. The former chapel with arches is a large seminar or meeting room. There is a large lounge with high ceilings and an open fire place. The dining area opens to one of the patios on one side and on the other to the lounge. The large and small patios are very charming and ideal to serve meals. A nice swimming pool environment is a relaxing place to enjoy besides all the sightseeing and activities nearby. The peaceful garden and romantic patios offer several spaces to enjoy the sun or shade depending on the desire all day long. The property is sold entirely furnished except the pieces of art.

Description of the buildings

Guest-Building
This is a recent single story building with 14 en-suite bedrooms. All bedrooms are between 20 and 22m², have a shower room with toilet, a desk to work, wifi and TV and a wardrobe. The most appreciated is that each bedroom has its own outside space – most a terrace overlooking the garden and a few to the patio. Some of the rooms are for disabled guests. The double beds can be split to get two single beds. Patios A walled patio of 200m² with arched openings is connecting the Guest-Building and the other building with the dining and lounge area. The patio is very charming with large trees, Mediterranean shrubs and flowers odorizing the whole area. The other walled patio of 75m² is connecting the lounge with the main house. Both patios are stunning places to serve meals.

Reception building with Lounge and Restaurant
Restaurant with fireplace 49m², equipped kitchen 17 m², toilets, reception desk in large lounge with huge fireplace 85m², mezzanine with office 13m², and a old bread oven, a laundry area, another toilet and a small storage room is found in the passing way between the two walled courtyards.

Main house
Garden floor: a former chapel of 72m² is used as a large meeting/seminar room which offers all facilities and can be divided in several smaller spaces. Independent access from the smaller courtyard and on the other side it opens to the garden with the swimming pool area. A spiral staircase leads to the ground floor.

Ground floor: main entrance from the access road with double staircase and outside landing, entrance hall 10m², fully fitted kitchen with dining area 20m², second entrance via spiral staircase from the courtyard, WC, on the other side of the entrance hall is a charming lounge 27m². Totally private terrace 20m² overlooking the courtyards.

1st floor: en-suite bedroom 30m² with shower, two basins, WC and a dressing area. Study or children's bedroom 6m², en-suite bedroom 24m² with shower, two basins, WC and a dressing area. Swimming pool 15m x 5m tiled, pool house with barbecue

Large parking
Grounds The total plot measures around 2.5ha of which about 1.5ha is a former vineyard. The garden is well kept and invites for a stroll. Old trees mixed with Mediterranean bushes and kitchen herbs and plenty of flowers make the place very welcoming. The property has town water and mains sewage system. Further there is a little canal crossing the property proving the water for the garden watering system.

General condition
The 19th Century Catalan Mas has been totally restored about 14 years ago and is in perfect condition. There is a gas central heating system; the 2 bedrooms have on top an air conditioning. Windows are in wood and simple glazed. The reception, restaurant and lounge area is equipped with an under floor heating system and is connected to the gas boiler. The seminar room and the recently built guest-bedroom-building is electric heated. Windows and window-doors are aluminium double glazed.

Comments
A property plenty of charm - a visit is strongly recommended! This property is polyvalent and offers various possibilities to run the business.

Gallery

