



## 2 Houses and barn with garden and pool on the outskirts of Caunes Minervois,

11160, Caunes-Minervois, Aude, Occitanie

\* Available \* 6 Beds \* 2 Baths

2 Houses and barn with garden and pool on the outskirts of Caunes Minervois

# €375,000

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**French Entrée** 



## Property Description

Situated on the edge of the popular village of Caunes-Minervois these 3 properties offer lots of options and potential. There is a large barn of 200m<sup>2</sup> to the side that could be renovated or used for storage, garage, workshop, gym, small business etc.

2 separate houses on the site.

The current family home has an open sitting room with a cosy wood insert, kitchen, office, laundry and WC on the ground floor. Upstairs are 3 bedrooms, one of which is ensuite and an extra bathroom.

The second house needs freshening up with some renovation work to do but would make a lovely 2-3 bedroom house with its historical features.

The garden faces south west and looks onto the pool area and summer kitchen and an orchard area to the rear. Please contact us directly for further details. The price reflects the work to be done but a great opportunity to create a lovely spacious property with lots of options for the barn and second house.

