



# Superb Former Winery Barn To Convert With Possibility To Create 4 Apartments. Unique,

34480, Hérault, Occitanie

€209,000

Ref: SMA231000EB

Pleasant village with all shops (bar, restaurants, pizzeria, bakery, schools:) at 5 minutes from Magalas, 15 minutes from Beziers and 25 minutes from the beach ! Unique ! Superb former winery barn to convert entirely, offering a total space of 700 m2, divided into 2 levels of 350 m2 each. A building permission has been accepted to create 4 independent apartments. Connected to main sewage, water and electricity. It just needs your imagination to make something unique ! Great project with many possibilities ! Nearby the village centre and with beautiful views ! Ground = Level of 350 m2 (about 33m long and 11m wide) with old wine tanks, stable and beautiful original staircase leading to 1st floor. 1st = Another level of 350 m2 with existing former apartment and attic to convert. Extras = Building permission to create 4 independent apartments (we have all the documents) + needs a totale conversion (the roof needs to be redone and floors to be created) + annual property tax of 428"

- Latest properties Renovation required Rental Potential



## Property Description

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