



Charming modern villa, large garden, garages, walking distance to amenities,

11190, Couiza, Aude, Occitanie

* Available * 4 Beds * 3 Baths

Charming modern villa, large garden, garages, walking distance to amenities

€270,000

Ref: BVI69592

Telephone: +44 (0) 1225 463752 Email: info@francemedia.com

FranceMediaLtd, Cambridge House, Henry Street, Bath, BA11JS, United Kingdom

French Entrée 

Property Description

Set over two levels, this charming modern four bedroom, three bathroom home has the possibility of being split into two fully independent areas (subject to necessary permissions), as it has three separate entrances and plenty of room including a ground-floor en-suite bedroom. This approach could be particularly interesting for multi-generational living, or gites / summer lettings. Currently used as a holiday home, this lovely property could equally work as a family home full time as it's equipped with central heating (and some AC in some areas).

Two of the four bedrooms are en-suite, and there is a lot of entertaining space over both levels including outside dining areas, a summer kitchen / veranda with a built-in BBQ and even a games room and a bar. There is a large salon / dining area with beautiful views of the countryside as well as numerous other well-proportioned rooms and even two garages and a separate outside annex / garage / workshop area.

A very large garden with some mature fruit trees and further space to create an large orchard or a large garden complete the picture. With far reaching views over the surrounding village and countryside, including over local tourists spots Rennes-le-Château and Bugarach, this property benefits from plenty of outside space.

This comfortable home is on the outskirts of a lively village with all amenities and is walking distance to bakeries, shops, restaurants/ cafes and a fabulous weekly market. Priced to sell, this property is sure to go quickly!

