



Beautifully renovated former water mill in lively charming village,

11230, Puivert, Aude, Occitanie

* Available * 5 Beds * 5 Baths

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€744,000

Ref: BVI68394

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French Entrée 

Property Description

Restored, but with all of its historic charm, this beautiful stone property is tucked away in a private location, but walking distance to a charming village with a shop/café, restaurants, brewery and popular swimming lake.

The layout is very versatile, with stunning open plan indoor/outdoor terrace space at its heart. There are two separate buildings either side that could suit some sort of income producing activity (currently run as a gîte-a future owner may need to reapply for the necessary permissions and business registration), separate family living or holiday home.

The attached grounds of nearly 6,500 m² are bordered by a magnificent river with private river access. The land is suitable for walks, outdoor fitness areas and vegetable gardens and orchards.

This rare property maintains its historic soul, being a former mill, including; exposed wood beams, stone walls, and even some of its mill workings underground. It has been expertly restored and renovated throughout including custom staircases and double glazing as well as an open fireplace.

This special property has multiple outdoor terraces and spaces perfect for workshops, further development and even additional living space (subject to permissions). This really is such a gem, don't delay and get in touch today to learn more and book your visit!



