



STYLES  
IMMOBILIER - PARIS

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3 200 000 €

**Buying house**

**7 rooms**

**Surface : 570 m<sup>2</sup>**

**Surface of the land : 315625 m<sup>2</sup>**

**Exposition : Est**

**View : Panoramique**

**Hot water : Electrique**

**Features :**

Pool, Climatisation, Fireplace, Double Glazing, Laundry room, Automatic gate

5 bedrooms

4 terraces

1 bathroom

4 showers

7 WC

5 garages

10 parkings

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

08/09/2024 - Prix T.T.C

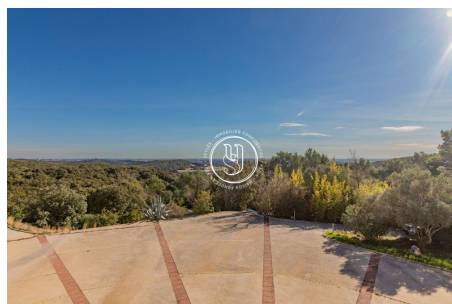


### House 3700 Montpellier

In a dominant position with panoramic views all the way to the Mediterranean... This vast property spans 890 m<sup>2</sup>, comprising 570 m<sup>2</sup> of living space, 170 m<sup>2</sup> of ancillary rooms and 150 m<sup>2</sup> of garages. This superb property is set in 32 hectares of garrigue and forest, just 20 minutes from Montpellier. Entirely renovated to a very high standard, the villa boasts generous volumes flooded with light, creating an in-and-out feel that draws the eye in to the sublime views over the surrounding countryside... Double lounge of 200 m<sup>2</sup>, with its vast kitchen, opens onto the terrace and its infinity pool. 4 beautiful suites of over 40 m<sup>2</sup>, some with an additional office. And to top it all off, a 120 m<sup>2</sup> master suite on the top floor with its own private terrace overlooking this majestic property. Sports room, music room, wine cellar, laundry room, storage rooms and garages. In addition, a separate 3-room caretaker's cottage awaits renovation. An exceptional property in the heart of nature, very close to the village on the outskirts of Montpellier...

Fees and charges :

3 200 000 € fees included



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