

364 500 €

**Villa for sale**

**4 rooms**

**Surface : 114 m<sup>2</sup>**

**Surface of the living space : 47 m<sup>2</sup>**

**Surface terrain : 365 m<sup>2</sup>**

**Année construction : 2023**

**Eau chaude : Thermodynamique**

**Indoor condition : new**

**Couverture : Toit terrasse**

**Prestations :**

Bedroom on ground floor, double glazing,  
electric shutters

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

2 parkings

Document non contractuel

27/04/2024 - Prix T.T.C



### Villa Sauvian réf. 851V809M - mandat n°S23046

Located in the charming village of Sauvian, 5km from the motorway, 10km from Béziers and the beaches.

On 365m<sup>2</sup> of land, come and discover this beautiful new villa with careful fittings, it consists on the ground floor of a bright kitchen living room of almost 50m<sup>2</sup>, a master suite with dressing room and bathroom, a tiled garage and a separate toilet.

Upstairs, you will find two spacious bedrooms of 14 m<sup>2</sup> with cupboards, a separate dressing room, a bathroom with bathtub and shower, a separate toilet.

Villa currently being finished, delivered with kitchen and cupboard doors.

Notary fees reduced to 3%, don't wait any longer to visit it!!

Frais et charges :

364 500 € honoraires d'agence inclus

