

HOME FOR SALE



Cessenon Sur Orb

Bedrooms 3 Year Built 0

Cessenon Sur Orb, Other

Bathrooms 1 Date Listed 10/26/2023

France

Size 0 Sq Ft Listing ID GL-1698349704

Asking Price

€283,550

Listed by: Freddy Rueda Sarl

For more information, visit:

<https://www.globallistings.com/10878232>

## Overview

Pretty village with cafe/restaurant, 5 minutes from Cessenon sur Orb, 25 minutes from Beziers and 30 minutes from the beach.

New single storey villa (completion end of 2022) with 105 m2 of living space including 3 bedrooms and on a 352 m2 plot. In a quiet street of a small new residential area (6 houses). Reduced notary fees.

Interior = Living room/kitchen of 47 m2 + hall of 6.3 m2 + 3 bedrooms of 12.5 m2, 14.6 m2 and 11.7 m2 + laundry room of 4.9 m2 + washroom of 5.2 m2 + WC + garage of 19.7 m2.

Exterior = Plot of 352 m2 that could accept a small pool.

Extras = Centralised reversible air conditioning + annual land tax valued at about 900 € + reduced notary fees.

Price = 283.550 € (New and well located)

The prices are inclusive of agents fees (paid by the vendors). The notaire's fees have to be paid on top at the actual official rate. Information on the risks to which this property is exposed is available on the Geo-risks website: [georisques.gouv.fr](http://georisques.gouv.fr)

Property Id : 36440  
Bedrooms: 3  
Bathrooms: 1  
Reference: C283550E

**Other Features**

Outside space  
Private parking/Garage  
With Land/Garden

**Contact**

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**Phone**