

[Click to view MFH-GAR02137](#)

## House for sale in Uzès

Uzès , Gard , Occitanie



# €1,050,000

inc. of agency fees

6 Beds   1 Baths   250 sqm   0.03 ha

Beautiful family home renovated with attention to detail 7km from Uzès, in the heart of a village with basic amenities and access point to the Gardon gorges. Access is via the gate opening onto a charming...

### At a Glance

<b>Reference</b>	MFH-GAR02137	<b>Near to</b>	Uzès	<b>Price</b>	€1,050,000
<b>Bed</b>	6	<b>Bath</b>	1	<b>Hab.Space</b>	250 sqm
<b>Land</b>	0.03 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Beautiful family home renovated with attention to detail 7km from Uzès, in the heart of a village with basic amenities and access point to the Gardon gorges. Access is via the gate opening onto a charming priest's garden with lush Mediterranean vegetation with a Provençal atmosphere: Well, old stones and 3.5x7m swimming pool recently redone and surrounded by its wooden coping. Around the garden are the outbuildings: restored barn, summer kitchen, games room, wine cellar and large 2-vehicle garage - electric door. Upstairs and overlooking the garden through a passageway, the main living space: a beautiful living

room and its functional fireplace, a fully equipped open kitchen, a large master suite with its adjoining bathroom, its dressing room and its toilets. A second bedroom with fireplace, a large living room-library opening onto a pleasant terrace, an office, a bathroom and separate toilets. A Vis de Saint Gilles staircase leads to the upper floor where there is an apartment comprising a living room, an open kitchen, three bedrooms, bathroom and toilet. Above the barn, a second apartment: living room, open kitchen, a bedroom with a large mezzanine, separate toilet and bathroom. The basement has a cellar of good volume, probably an old ice house. A Tropézienne terrace (20m<sup>2</sup>) overlooks the roofs with a view of the surrounding scrubland. Charming property with strong family and professional potential.

## Summary

Property type:	House
Bedrooms:	6
Bathrooms	1
Price	€1,050,000

## Key Information

Internal Area:	250 sqm
Land Area:	0.03 ha

## Location: Occitanie



## Gallery



As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

**0845 123 5885** (UK only local rate) / **+44 (0) 113 216 4066**,  
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

## Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

## Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

**S. and L. BROWN**

great service  
fast transfers

send money abroad 24/7 excellent rates