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## Villa With Stunning Views, Pool And Garden, Prades

Prades , Pyrénées-Orientales , Occitanie



# €567,000

inc. of agency fees

4 Beds      248 sqm      0.2 ha

Stunning villa offering an impressive 248m<sup>2</sup> of habitable space on 2 levels and set on a plot of 1980m<sup>2</sup> with a totally private 10x5m pool and a stunning 80m<sup>2</sup> terrace with incredible views of the mountains....

### At a Glance

**Reference** MFH-CB4265899  
**Bed** 4  
**Land** 0.2 ha

**Near to** Prades  
**Pool** Yes

**Price** €567,000  
**Hab.Space** 248 sqm  
**Land Tax** N/A

### Property Description

Stunning villa offering an impressive 248m<sup>2</sup> of habitable space on 2 levels and set on a plot of 1980m<sup>2</sup> with a totally private 10x5m pool and a stunning 80m<sup>2</sup> terrace with incredible views of the mountains.

Nestled in a quiet environment dominating the beautiful town of Prades on the way to the Roussillon famous

ski resorts and at short distance from all the amenities, it comprises:

Ground floor: large entrance, 2 bedrooms, a huge office, laundry room, shower room, dressing room, separate WC then an access to the garage with storage and workshop area.

1st floor: living area (53m<sup>2</sup>) with fireplace and leading to the 80m<sup>2</sup> covered terrace, separate kitchen, 2 bedrooms and bathroom.

What we like:

High ceilings - high quality fixtures and fittings - good, solid construction - amazing views - impeccably maintained - Energy rating "B"...

## Summary

|                |              |
|----------------|--------------|
| Property type: | Modern Villa |
| Bedrooms:      | 4            |
| Price          | €567,000     |

## Key Information

|                       |         |
|-----------------------|---------|
| Internal Area:        | 248 sqm |
| Land Area:            | 0.2 ha  |
| Number of Fireplaces: | 1       |
| Property Features:    |         |
| • Swimming pool       |         |
| Swimming Pool?        | Yes     |

## Location: Occitanie



## Gallery









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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.

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**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.

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