

7 bedroom detached house for sale

**Email:** network@interhomesonline.com **Phone:** +34 865664618



Price: €350,000 Bedrooms: 7 Bathrooms: -M2 Living: -M2 Plot: -M2 Terrace: -Address: Servian Languedoc-Roussillon

A fabulous family home in the centre of this large and busting village between Pezenas and Beziers. Although very dated, this house is immaculately presented with 201m of main living space laid out over the Raised Ground and First Floors, plus a further 208m of usable space on the garden level. The house sits on a large plot of approx 1500m and has plenty of room for a large swimming pool and hot tub.

Raised Ground Floor - 152m

Reception Room:  $6.8m \ge 5.1m = 35m$  With fireplace and doors to large rear terrace overlooking the garden.

Rear Terrace: Approx 9m x 5m

Dining Room:  $3.1 \text{m} \times 3.5 \text{m} = 11 \text{m}$  With doors to large rear terrace overlooking the garden.

Kitchen:  $4.2m \ge 3.9m = 16m$ 

Cloakroom: WC and wash hand basin

Bedroom 1:  $2.9m \times 2.8m = 8m \text{ A double room}$ 

Bedroom 2:  $4.7m \times 3m = 14m \text{ A double room}$ 

Walk in Cupboard:  $3.3m \times 1m = 3.7m$ 

Bathroom:  $3.3m \times 2m = 6.7m$  Wash basin, WC, bidet and bathtub

Bedroom 3:  $3.3m \ge 3.6m = 12m$  A double room

Bedroom 4:  $3.3m \times 4.6m = 15m A$  double room with doors to terrace

En-Suite Shower Room:  $3.3m \ge 1.2m = 4m$  Shower, wash basin, bidet

First Floor - 49m

Bedroom 5:  $3.1m \times 3.6m = 11m$  A double room with doors to terrace overlooking the garden

Bedroom 6:  $3.7m \ge 3.8m = 14m$  A double room with doors to terrace overlooking the garden. This room is currently being used as a Reception Room

Bedroom 7: 2.8m x 3.1m = 8.7m A double room. This room is currently being used as a kitchenette

Walk in cupboard:  $1.1m \times 1.4m = 1.6m$ 

Cloakroom: WC and wash hand basin

Shower Room:  $2.9m \times 1.9m = 5.4m$ 

Terrace:  $5.8m \ge 1.1m = 6.4m$  A lovely covered terrace accessed from Bedrooms 5 & 6 and overlooking the garden.

Garden Level - 208m

Room 1: 3.1m x 2.8m = 8.6m

Room 2:  $3.1m \ge 4.8m = 15m$ 

Room 3: 3.6m x 3.5m = 12.7m

Room 4:  $3.5m \times 3m = 11m$ 

Room 5:  $3.5m \ge 4.7m = 17m$  Doors to garden

Room 6: 6.9m x 5.2m = 36m

- Room 7: 4.3m x 3.7m = 16m
- Room 8:  $9m \ge 4.7m = 43m$  With sliding doors to rear garden

Boiler Room:  $4.3m \times 4m = 17m$ 

Shower Room:  $1.8m \times 1.9m = 3.4m$  Shower and wash basin

Garage: 2.7m x 6.5m