



Spacious river side villa with pool

Reference No: 2999

Price Euros: 650,000

Area: Ceret

Town: Maureillas

Department: Pyrenees Orientales

Bedrooms: 4

Land Size m2: 5,660

Habitable space m2: 197

Full Description: This lovely spacious family villa offers a warm and welcoming ambiance. It is set in a large garden of 5,660 m2 edged by river and woodland. Located in a quiet rural residential area just 5 minutes outside the village of Maureillas las Illas with good local amenities and commerce.

Also just 5 minutes from the border with Spain and within 40 minutes of both Perpignan and Girona airports.

The attractive garden is mainly laid to lawn and has many established trees and shrubs. There is a 12m x 5m swimming pool. The driveway offers plenty of parking space in addition to the garage and carport.

Accommodation comprises:

entrance hall, wc, shower room, 2 bedrooms, large sitting/dining room with woodburning fireplace and cathedral ceiling, kitchen, workshop/garage. A separate one bedroom apartment (with letting income of between £350 - £500 per week). All rooms on the ground floor have french windows leading out to the terrace.

stairs lead up from the sitting room to:

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a mezzanine, master bedroom with french windows leading on to a large terrace, fitted cupboards, ensuite bathroom.

Property Features: Balcony, BBQ, Broadband / ADSL, Fireplace, Independant Apartment, Private Garden, Private Pool, Town water

Nearby Amenities: Beaches, Local Shopping, Public Transport, Restaurants, River, Schools, Ski-ing (-2hrs), Weekly market

View: Garden, Hills, Pleasant, River, Woods

Heating: Central, Wood Burning



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