

Stone house in secluded hamlet. Pleasure of country weekends. Efficient heating.

EXCLUSIVE



INFORMATION

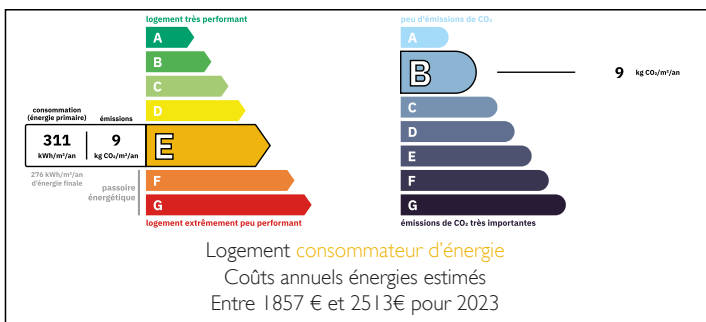
Town:	Riols
Department:	Hérault
Bed:	1
Bath:	1
Floor:	68 m2
Plot Size:	0 m2

IN BRIEF

On the edge of a secluded, picturesque hamlet, in the Parc Naturel Régional du Haut Languedoc, on the outskirts of the village of Riols. High up with a sumptuous view over the countryside above Riols, very charming restored stone house. Ideal for weekends and vacations in the countryside, this house with its old-fashioned details such as the lauze floor and stone sink is easy to use. Its pellet stove in the central room will quickly heat up the house. If you want to enjoy this little paradise with friends, a large room, converted into a dormitory, sleeps 6. Roof in good condition and insulated. Village spring water. A must-see!



ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Rural area in exceptional surroundings 15 minutes from the small town of Saint Pons de Thomières. 20 minutes from fantastic mountain lakes and our most beautiful forests. Nature lovers, this little house is waiting for you!

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe foncière: 195 EUR

Taxe habitation: EUR

NOTES