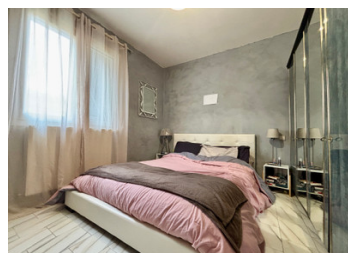
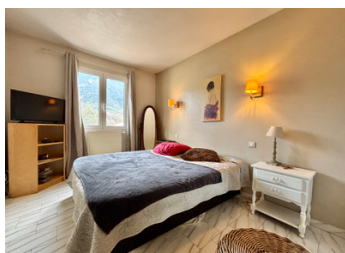


Single-Storey Home with Stunning Mountain Views, Garages, and Land



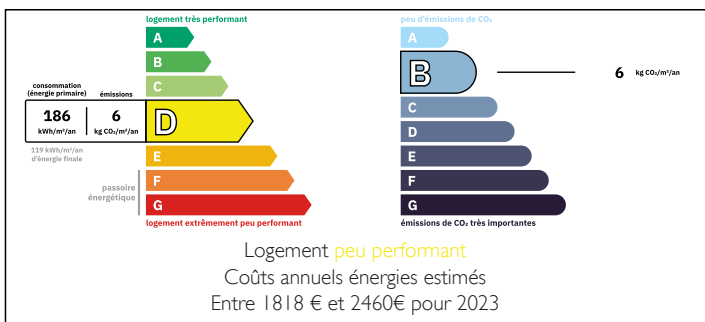
INFORMATION

Town:	Clara-Villerach
Department:	Pyrénées-Orientales
Bed:	5
Bath:	2
Floor:	155 m2
Plot Size:	3000 m2

IN BRIEF

Situated in Clara, a charming Catalan village less than 30 minutes from Perpignan, this delightful single-storey property offers the perfect blend of tranquillity and convenience. Located just 10 minutes from the bustling market town of Prades, you'll enjoy easy access to shops, medical services, transport links, and more

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.



LOCAL TAXES

Taxe foncière: 2264 EUR

Taxe habitation: EUR

NOTES

DESCRIPTION

Set on an impressive 3000m² plot, this home is a haven for nature lovers. The property boasts private parking, two easily accessible garages, and a plot that wraps around the house. The front and side terraces offer breath taking mountain views, creating the ideal space for outdoor dining

As you step inside, you're greeted by a bright and spacious open-plan living area featuring a cosy wood burner and French doors that open onto the terraces, framing those views. The fully-fitted kitchen at the front of the property is generously sized and includes a dining area,

With five well-proportioned bedrooms, a family bathroom, and an additional shower room, this home offers ample space for a large family or guests. Whether you're looking for a fantastic family home or a spacious holiday retreat, this property is brimming with potential and charm—offering space, comfort, and a stunning setting

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