

## Sun soaked retreat in the south of France with spectacular views

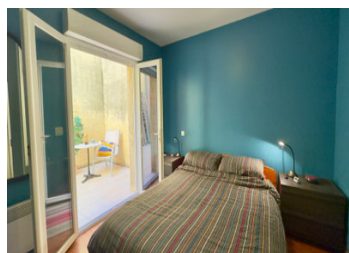
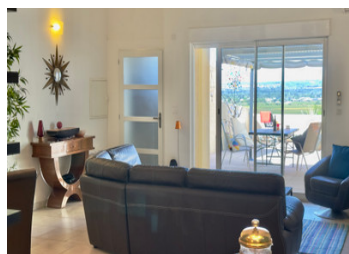


## INFORMATION

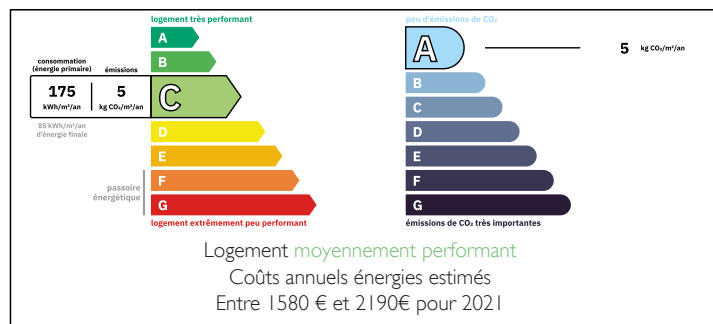
Town:	Corneilhan
Department:	Hérault
Bed:	3
Bath:	2
Floor:	123 m2
Plot Size:	100 m2

## IN BRIEF

A beautifully built three-bedroom village home north of Béziers with panoramic views towards the Black Mountains. Featuring a large dining terrace, open-plan living with modern kitchen, a mezzanine, and a rear terrace for morning coffee, it's perfect for relaxed indoor-outdoor living. Just minutes from Béziers' historic centre, Mediterranean beaches, and local vineyards, the property also boasts excellent transport links with nearby airports, TGV, and motorway access. Ideal as a holiday home, lock-up-and-leave retreat, or permanent residence, it offers international buyers the chance to embrace the quintessential South of France lifestyle.



## 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

Nestled in a picturesque wine village just north of Béziers, this beautifully built three-bedroom home is the perfect base for discovering the delights of the Languedoc. With sweeping views across vineyards and valleys to the Black Mountains, it captures the essence of French village life while offering every modern comfort.

The property has been thoughtfully designed with an emphasis on light, space, and easy living. Its main terrace, set just off the living room, provides a magnificent outdoor dining area—ideal for lingering summer meals with family and friends while enjoying sunsets over the mountains. A charming rear terrace offers a more intimate setting for morning coffee or a quiet aperitif.

Inside, the ground floor features an open-plan layout where a modern kitchen flows seamlessly into the spacious living and dining area. Large doors connect this convivial space directly to the terrace, creating a perfect indoor–outdoor lifestyle. Also on this level is a welcoming bedroom, offering convenience for guests or family.

Upstairs, two additional bedrooms are bright and airy, sharing a well-appointed bathroom and separate toilet. A mezzanine, overlooking the living space below, adds architectural interest and serves as an adaptable area for reading, working, or simply relaxing.

This home is more than a residence—it's an effortless lifestyle choice. Designed to be both comfortable and low-maintenance, it makes an excellent “lock-up-and-leave” property for those seeking a holiday retreat. Yet it is equally practical as a permanent residence for anyone wishing to immerse themselves in the charms of the South...

## LOCAL TAXES

**Taxe foncière:** 1626 EUR

**Taxe habitation:** EUR

## NOTES