

Charming 3 bedroom village house with terrace, garage and garden a short distance from the house.

## EXCLUSIVE



## INFORMATION

Town:	Finestret
Department:	Pyrénées-Orientales
Bed:	3
Bath:	1
Floor:	90 m2
Plot Size:	400 m2

## IN BRIEF

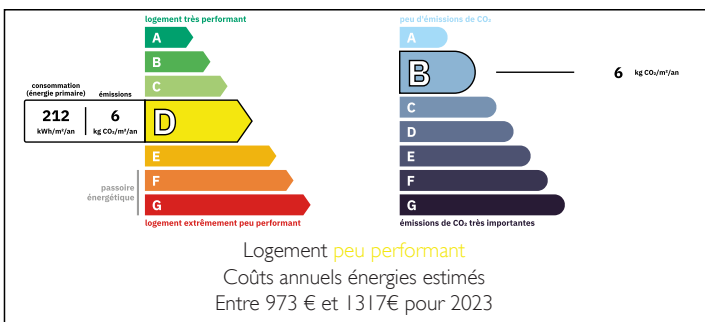
Located in the heart of the charming village of Finestret, this village house stands out for its authentic character and warm atmosphere.

It offers 3 bedrooms, a living area with open kitchen, a garage, a laundry room, and a terrace.

Just 250 meters away, a private garden completes the property — perfect for enjoying the peace and Catalan sunshine.

This lovely village is just a 5 minute drive (3km) from the lively village of Vinca that has amenities, swimming lake and a train station. Well situated between the sea, 42km and the ski which 36km to the closest ski station. The cultural city of Perpignan is 31km (25 minute drive), which has an international airport and train station with TGV train links to Barcelona.

## ENERGY - DPE



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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

In the heart of the charming village of Finestret, this lovely village house stands out for its authenticity and warm atmosphere.

On the ground floor, you'll find a spacious garage and a laundry room, offering great everyday convenience.

The first floor features a bright and welcoming living area with an open-plan kitchen, ideal for sharing moments with family or friends, as well as one bedroom and a bathroom.

On the top floor, there are two cosy bedrooms, one of which opens onto a terrace where you can relax and enjoy the village's peaceful setting.

Just 250 metres away, a private garden completes the property — a perfect green space for gardening, relaxing, or enjoying summer meals outdoors.

Combining calm, character, and comfort, this home offers a wonderful lifestyle in the heart of the Conflent region. Perfect as a main residence or a holiday home, it's ideal for those who love the charm of village life and the beauty of the Catalan countryside.

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

## LOCAL TAXES

Taxe habitation: EUR

## NOTES