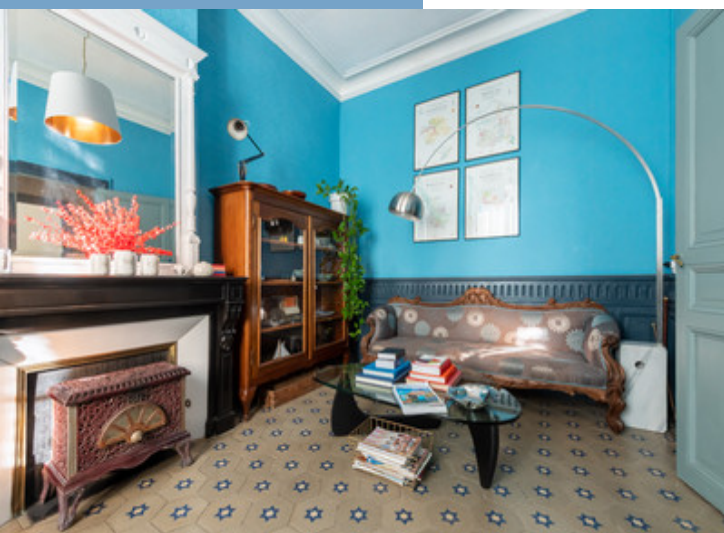




## MAGNIFICENT MAISON DE MAÎTRE IN THE HEART OF CARCASSONNE WITH 6 ENSUITE BEDROOMS AND A PRIVATE APARTMENT

MAGNIFICENT MAISON DE  
MAÎTRE IN THE HEART OF  
CARCASSONNE WITH 6  
ENSUITE BEDROOMS AND  
A PRIVATE APAR...



PROPERTY FACT FILE	
REFERENCE	A18036AGUII
PRICE	€ 749,000 £ 641,706* *agency fees to be paid by the seller
BEDROOM	7
BATHROOM	7
ACCOMMODATION	342 m <sup>2</sup>
LAND	61 m <sup>2</sup>
TOWN	Carcassonne
DEPARTMENT	Aude
LOCATION	0-2KM to amenities
TYPE	Maison de Vacances, Maison de Maitre, Gite
CONDITION	Excellent condition
FEATURES	Mains Drains, Electricity on site, Character property
*Price based on current exchange rate which is subject to change	





- Maison de Maître
- Apartment
- Courtyard
- 
- 

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Nestled just a stone's throw away from the captivating Medieval City of Carcassonne, lies an exquisite 19th-century Maison de Maître. This meticulously preserved gem exudes timeless charm and offers an irresistible value. Brimming with elegance, this upscale dwelling is ready for immediate occupancy, presenting an ideal choice for a permanent

## DESCRIPTIF

Step into a realm of exquisite charm as you open the doors to this enchanting Carcassonne abode. The moment you cross the threshold, the grandeur of the main hall envelops you, showcasing intricate geometric tiles underfoot, resplendent high ceilings adorned with exquisite crown moulding, and a decor that's a testament to meticulous professionalism. A symphony of elegance is achieved through the fusion of bourgeoise opulence and vintage allure, with the option to seamlessly integrate much of the furniture into the deal.

As you embark on your exploration of this masterpiece, the left wing of the main floor unveils a 15m<sup>2</sup> sitting room, a sanctuary boasting a black marble hearth, an artful display of original floor tiles, and a splendid assembly of antique furnishings. Meanwhile, to the right, the first of the bedrooms awaits, a generous 20m<sup>2</sup> haven complete with an en-suite shower room. Noteworthy for its accessibility, this sanctuary on the ground floor is a gracious gesture to friends, family, or guests with mobility considerations.

Continuing your journey, the hallway leads to an astonishingly renovated 10m<sup>2</sup> kitchen, adorned with tastefully chic wooden countertops. Adjacent, a 4m<sup>2</sup> laundry room adds a touch of convenience to daily living. The allure doesn't cease, as a capacious 21.85m<sup>2</sup> dining room beckons with its exquisite decorative fireplace, accompanied by five separate tables to ensure every guest relishes their meal. French doors swing open to the 60m<sup>2</sup> courtyard terra



More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/AI8036AGUII>

COMPLETE FILE AND PHOTO ON REQUEST

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

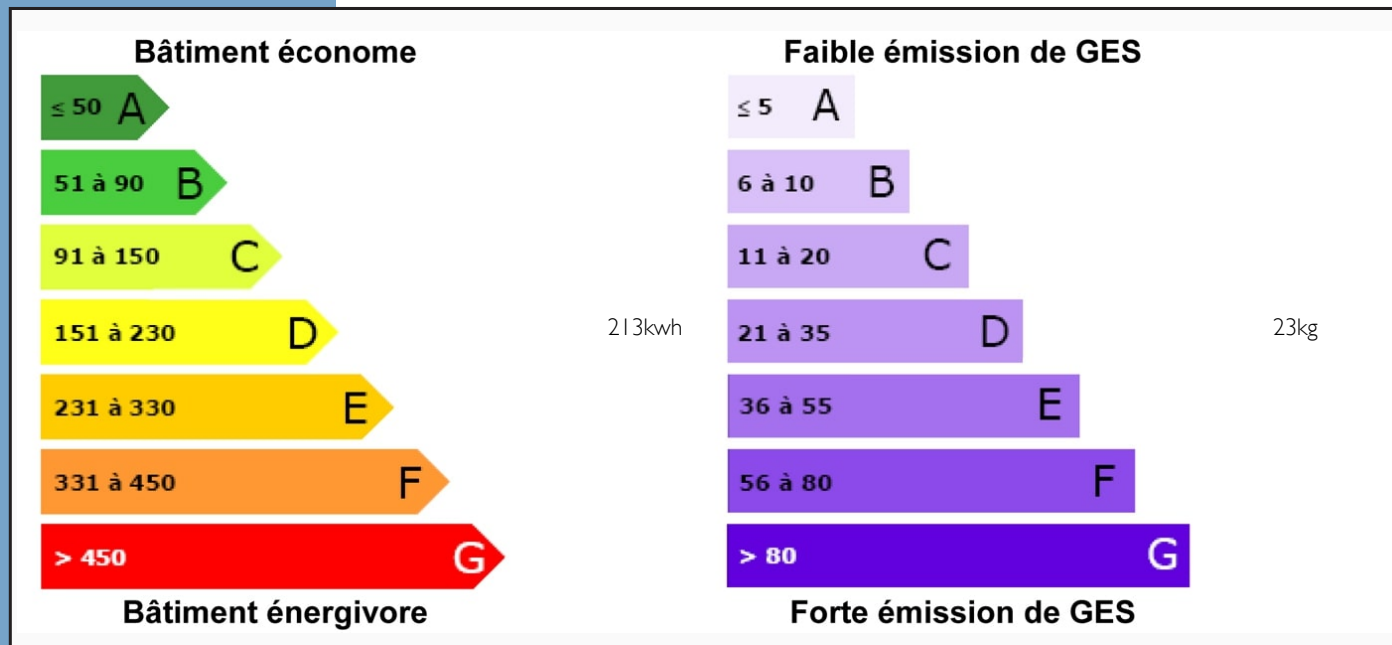
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)

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## ENERGIE-DPE

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



## NOTICE

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3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

## CONTACT

Réf : AI8036AGUII  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

**LEGGETT**  
IMMOBILIER INTERNATIONAL

Téléphone : +33 553 608 488  
E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE  
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)