



HISTORIC WINE ESTATE WITH 10 GÎTES OR
SPACIOUS HOME + 7 GÎTES, WITH HEATED POOL
AND BIG PARKING

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PROPERTY FACT FILE

REFERENCE	A38142PIC11
PRICE	€ 1,495,000 £ 0* *agency fees to be paid by the seller
BEDROOM	25
BATHROOM	16
ACCOMMODATION	1000 m ²
LAND	4379 m ²
TOWN	Narbonne
DEPARTMENT	
LOCATION	Village property
TYPE	Maison de Vacances, House, Country House
CONDITION	
FEATURES	Swimming Pool, Mains Drains, Garage

*Price based on current exchange rate which is subject to change



- 10 gîtes with private terraces
- Heated fenced pool 14×5 m
- Three linked historic gîtes
- Parking for 10–12 cars
- Village with bakery and café

HISTORIC WINE ESTATE
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GÎTES, WITH HEATED
POOL AND BIG
PARKING...

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Former 19th-century wine estate in the heart of a peaceful village near Le Somail and Narbonne, offering 10 fully independent holiday apartments, each with a private terrace, BBQ and hedged privacy. The building itself is T-shaped, with the gîtes arranged around sunny courtyards. The estate features a heated and fenced 14×5 m

DESCRIPTION

As you step through the gates of this former 19th-century wine estate, you immediately feel the charm and quiet rhythm of the place. Once surrounded by vineyards, the domaine now sits in the heart of a peaceful and welcoming village, just a short walk from the boulangerie, the café, the bike-rental shop and the small Sunday market. The property forms a T-shaped building, partly original and partly renovated between 2011 and 2014, and now offers ten independent apartments arranged around sunny courtyards and private terraces.

The current owners do not live on site, and all apartments are rented out for six months per year. Three of the apartments in the historic wing are interconnected internally; they can be closed off and rented separately, combined two-by-two or as a group of three, or transformed into a spacious owner's residence. The interiors are simple, bright and functional, with a variety of finishes depending on each gîte. Some rooms retain traditional touches, while others have been designed for easy, low-maintenance holiday use.

Each apartment has its own electric hot-water tank, its own electrical panel and a private terrace equipped with its own barbecue. The terraces are separated by hedges to offer privacy to guests. Heating is provided by electric radiators, and sanitary hot water is electric. Fibre-optic internet is installed. The 14 x 5 m swimming pool is heated and fully fenced, and its liner, pump and tubing were replaced four years ago. A water pump...



More Online :

<https://leggett prestige.com/luxury-property-for-sale/view/A38142PIC11>

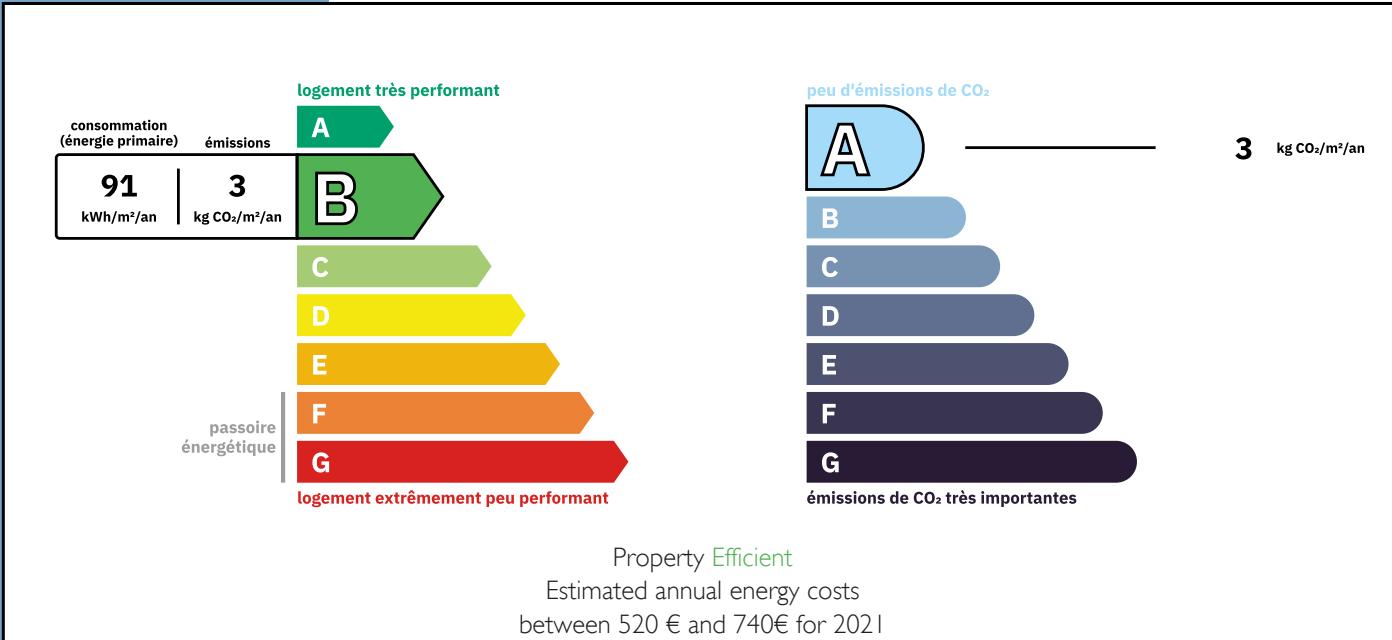
COMPLETE FILE AND PHOTO ON REQUEST

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10 GÎTES OR SPACIOUS HOMES
+ 7 GÎTES, WITH HEATED
POOL AND BIG PARKING...

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

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ENERGIE-DPE



NOTICE

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CONTACT

Réf :A38142PIC11
FILE COMPLETE
AND PHOTOS
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