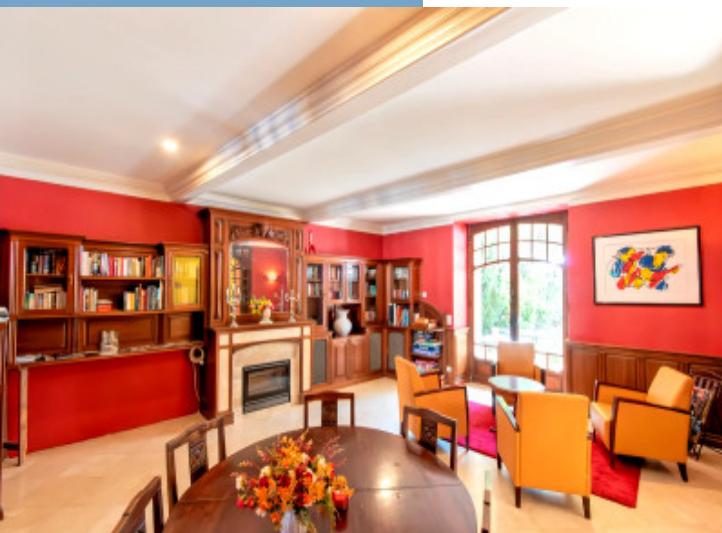




FORMER WINE MERCHANT'S RESIDENCE, HOTEL  
– B&B WITH POOL, 10 BEDS & 10 BATHS, IN  
CANAL DU MIDI VILLAGE

FORMER WINE  
MERCHANT'S RESIDENCE,  
HOTEL – B&B WITH POOL,  
10 BEDS & 10 BATHS, IN  
CANAL DU MIDI VILL...



## PROPERTY FACT FILE

REFERENCE	A39713CYVII
PRICE	€ 1,100,000 £ 0* *agency fees to be paid by the seller
BEDROOM	10
BATHROOM	10
ACCOMMODATION	665 m <sup>2</sup>
LAND	876 m <sup>2</sup>
TOWN	Homps
DEPARTMENT	
LOCATION	Village property
TYPE	Gîtes, Manoir
CONDITION	Good condition
FEATURES	Swimming Pool, Mains Drains, Garage

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



- Former hotel turned B&B, full of charm
- 665 m<sup>2</sup>, 10 bedrooms, 10 bathrooms
- Large pool 7x14 m with sun terrace
- Solar panels 2023, fibre internet
- Popular Canal du Midi village location

FORMER WINE MERCHANT'S RESIDENCE, HOTEL – B&B WITH POOL, 10 BEDS & 10 BATHS, IN CANAL DU MIDI VILL...

Ref : A39713CYVII

In the lively canal-side village of Homps, this characterful former wine merchant's residence, now a B&B, offers 665 m<sup>2</sup> of living space, a garden with a 7 x 14 m pool, terraces, pétanque court and garage. The ground floor features a 47 m<sup>2</sup> dining room, 36 m<sup>2</sup> guest lounge, 40 m<sup>2</sup> private lounge, 26 m<sup>2</sup> kitchen, laundry, office and foyer. Upstairs,

## DESCRIPTION

In the heart of Homps, a lively village on the Canal du Midi, stands this grand former hotel – now run as a spacious B&B. With its elegant façade, sweeping staircase, large reception rooms, garden with pool, pétanque court, terraces and guest lounges, it is the perfect opportunity for anyone dreaming of running a hospitality business under the southern French sun.

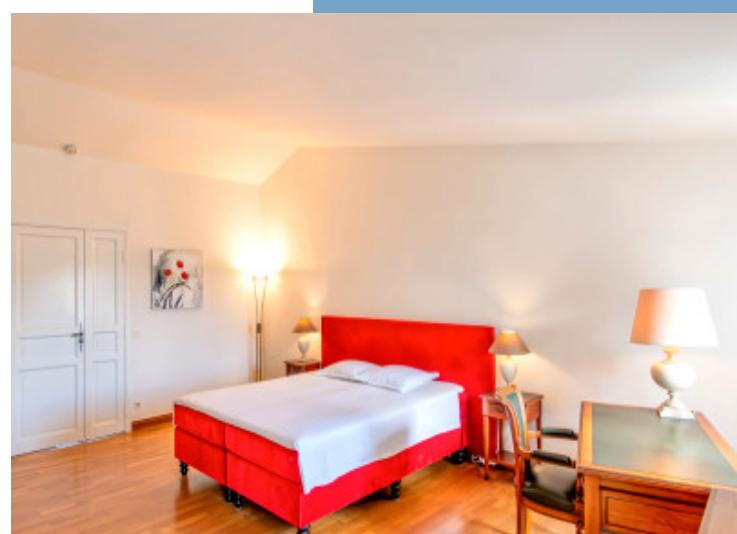
### A tour of the property

Entering through the impressive foyer (32 m<sup>2</sup>), you immediately feel the grandeur of the house. To the left, a 40 m<sup>2</sup> sitting room overlooking the street, currently the owners' private lounge. To the right, a 6 m<sup>2</sup> office and a 3 m<sup>2</sup> hall with access to two guest WCs and the 4 m<sup>2</sup> laundry room, leading into the 26 m<sup>2</sup> kitchen, which also connects to the 47 m<sup>2</sup> dining room at the back.

A second entrance opens into an 18 m<sup>2</sup> corridor, mainly used for storage, with stairs down to the 48 m<sup>2</sup> cellar and a door through to the kitchen. Guests also enjoy their own 36 m<sup>2</sup> family room overlooking the garden, with access to both the dining room and the owners' lounge.

From the dining room, French doors open to the 60 m<sup>2</sup> terrace, where guests can enjoy breakfast outdoors. The garden features a green lawn and a palm tree, with at its centrepiece the 7 x 14 m swimming pool (1.75 m deep), surrounded by sunbeds and fully fenced for safety. Beyond the pool, a small outbuilding contains a WC, shower and storage space, while to the right is a pétanque court.

Up the elegant wooden staircase, the fi...



More Online :

<https://leggett prestige.com/luxury-property-for-sale/view/A39713CYVII>

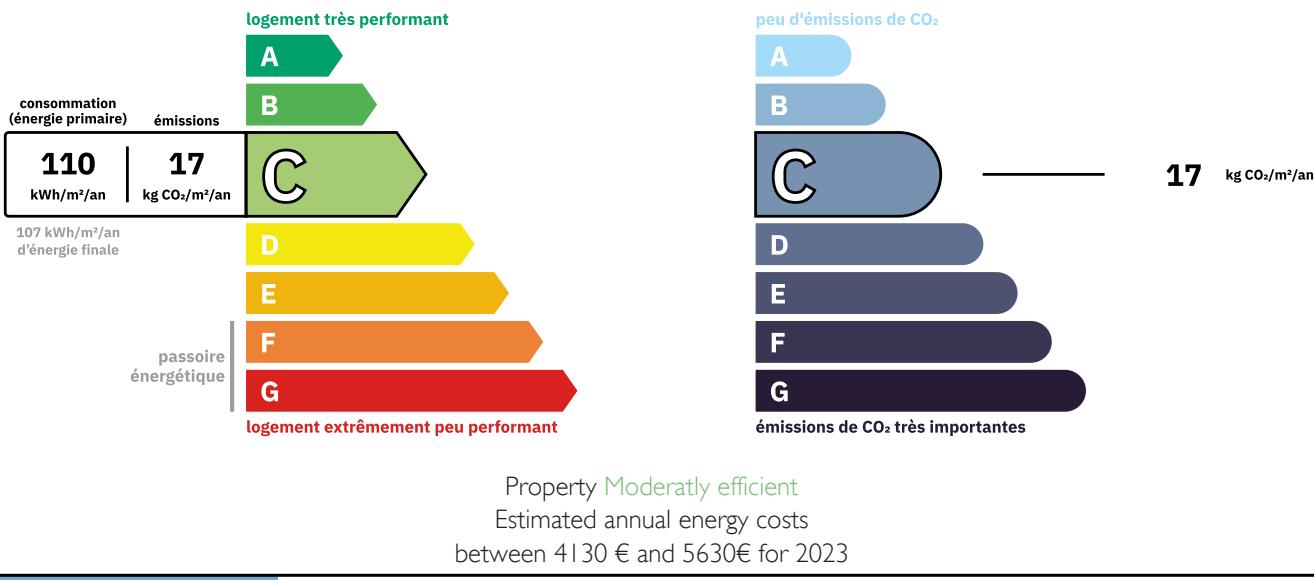
COMPLETE FILE AND PHOTO ON REQUEST

FORMER WINE MERCHANT'S  
RESIDENCE, HOTEL – B&B  
WITH POOL, 10 BEDS & 10  
BATHS, IN CANAL DU MIDI  
VILL...

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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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## CONTACT

Réf : A39713CYVII

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)