

Elegant 5-Bedroom Home in the Charming Village of La Vacquerie-et-Saint-Martin-de-Castries, close to Lodeve



INFORMATION

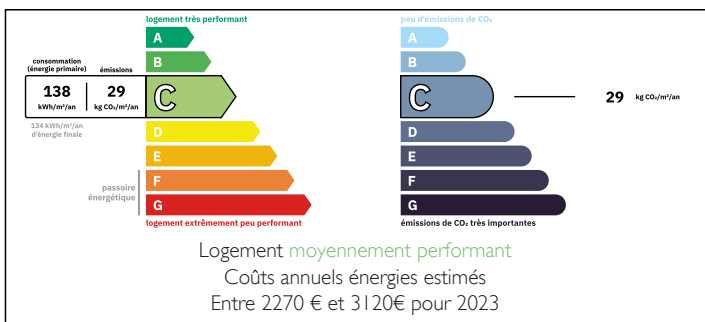
Town:	Lodève
Department:	Hérault
Bed:	5
Bath:	2
Floor:	185 m2
Plot Size:	1 148 m2



IN BRIEF

Nestled in the heart of the picturesque village of La Vacquerie-et-Saint-Martin-de-Castries, this elegant and well-designed home offers 185m² of comfortable living space set on a generous 1,148m² garden. Built in 2005, the house is spacious, light-filled, and thoughtfully laid out for easy living and low maintenance — fully tiled throughout and perfectly suited as a family residence or a holiday retreat.

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

The ground floor features a vast open-plan living and dining area (72m²) with a fully fitted kitchen, stylishly separated by a bar. Large windows bring in natural light and create a seamless connection with the outdoors. Also on this level is a master suite with ample cupboard space, a private shower room, and a separate WC. A practical laundry room leads directly to the integrated 24m² garage.

Upstairs, you'll find four generously sized bedrooms, all with built-in wardrobes. Two of the bedrooms open onto a front terrace with lovely open views, while another enjoys its own private balcony. A family bathroom with bathtub and a spacious landing complete the upper floor.

Outside, the mature garden is filled with trees, offering privacy and tranquility. There is ample parking in front of the house and space to install a swimming pool if desired.

Located just 20 minutes from the town of Lodève — with its shops, schools, hospital, and all essential amenities — and only 15 minutes from the A75 motorway, giving easy access to Montpellier and Béziers. The village itself offers a warm community feel with a shop, restaurants, a riding school, and a school bus service into Lodève.

This is a rare opportunity to enjoy peace and quiet in a beautiful setting, while still being close to everything you need. Ideal as a spacious primary residence or a delightful holiday home.

All measurements are approximate.

Information about risks to which this property is exposed is available on the Géorisques website...

LOCAL TAXES

Taxe habitation: EUR

NOTES