

Spacious 5-Bed Detached Villa with Garden, Office, Garage – Near Perpignan and Mediterranean Coast

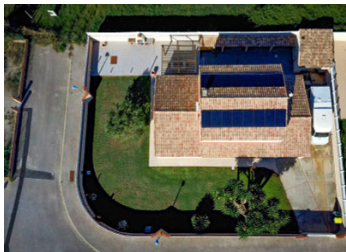


INFORMATION

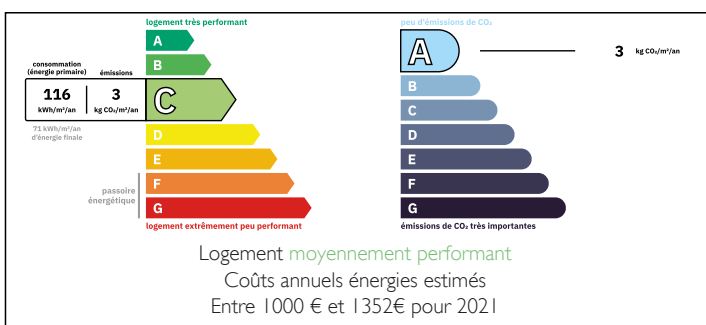
Town:	Villelongue-de-la-Salanque
Department:	Pyrénées-Orientales
Bed:	5
Bath:	2
Floor:	145 m2
Plot Size:	680 m2

IN BRIEF

Located in a charming village just 15 minutes from central Perpignan and 10 minutes to the Mediterranean coast, this detached 5-bedroom villa offers generous space, comfort, and versatility. The home features a bright and spacious open-plan living area with woodburning feature fireplace, kitchen that opens directly onto a sunny terrace and beautifully maintained garden with lush green lawns. One bedroom and a bathroom are conveniently located on the ground floor—ideal for guests or multi-generational living—alongside a dedicated office room. The property is located on a 680m2 corner plot with a garage, storage shed, and a large driveway with ample parking for several vehicles or a camping car. The village itself offers a full range of amenities including shops, restaurants, schools, and services, making it perfect for year-round living or a holiday retreat. Enjoy a peaceful lifestyle with easy...

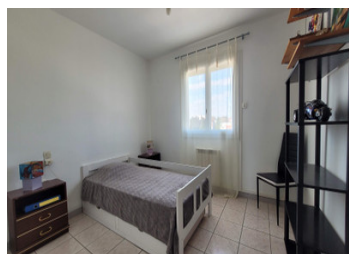


ENERGY - DPE



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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Villelongue-de-la-Salanque is a vibrant village ideally located just 10 minutes from Perpignan, with easy access to the TGV train station and Perpignan–Rivesaltes airport. The Mediterranean coast and beautiful sandy beaches are only a short 10-minute drive away, making it perfect for both daily life and seaside escapes.

The House was built in 1993 and offers:

Ground Floor

Spacious open-plan living area with high ceilings and a feature fireplace

Fully fitted and equipped kitchen

Office / study room

Separate WC

Bathroom with walk-in shower (2021)

Bedroom 1 with storage

Direct access to the garage from hallway

First Floor

Bedroom 2 with storage

Bedroom 3 with storage

Bedroom 4 with storage

Bedroom 5 with storage

Family bathroom

Separate WC

Outside

Attached garage

Separate storage building

Barbecue area

Wood storage space

Sunny terrace with pergola

Landscaped garden mostly laid to lawn

Private driveway with parking for multiple vehicles or a motorhome / camping car

Additional Features

Photovoltaic solar panels for self-sufficient energy consumption (2021)

Hot water heater (2021)

Double glazing throughout