



# DEMEURES DU GRAND SUD

— PROPRIÉTÉS DE PRESTIGE —

1 113 000 €\*  
\*hors taxes

Buying mas

14 room

Surface : 750 m<sup>2</sup>

Surface of the land : 1000 m<sup>2</sup>

Year of construction : 1839

Benefits :

Potentiel pour activité d'accueil

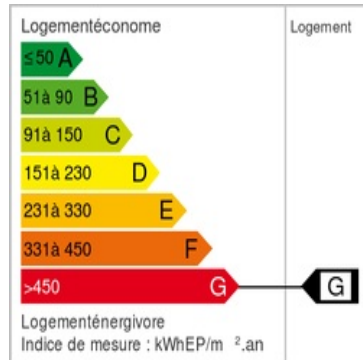
12 bedroom

1 terrace

11 bathroom

11 parking

1 cellar



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Ref. 682V437M - Lirac

walls and goodwill

Built in 1839 on a 1000 m<sup>2</sup> plot of land, this beautiful 750 m<sup>2</sup> establishment was transformed in 1972 and renovated in 2003 by the current owners.

Located in the heart of a village renowned for its rosé wine, the establishment offers 10 rooms, each with its own shower room, two restaurant rooms, a lounge & bar and a reception hall.

Its beautiful shaded terrace allows outdoor meals and is enhanced by a 12x5 swimming pool.

In addition, a staff room, a 50 m<sup>2</sup> (538 sq ft) office accommodation and a visitor car park with 11 spaces complete the property.

Exposed stonework,...

### Legal information

\* 1 113 000 € fees included

6,00% VAT of fees paid by the buyer (1 050 000 € without fees),



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