

# PONCET & PONCET

*L'Immobilier d'Exception*  
FRANCE

## APPARTEMENT MONTPELLIER CENTRE VILLE



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Exclusive Affiliate of Christie's International

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Welcome to the heart of Montpellier, where style and volume meet in this 165m<sup>2</sup> apartment with large terrace, garage, cellars + a 45m<sup>2</sup> secondary apartment.

The vast living room opens onto a large, luminous 50m<sup>2</sup> terrace, a real additional living space.

With three spacious bedrooms and a master suite, this apartment is ideal for a family or space-lovers.

A second adjoining apartment offers additional versatility. It can be reconnected to the main complex to extend your living space, or used as a stand-alone unit for additional rental income, offering a flexibility rare in the real estate market.

In addition to its assets, this property also offers sought-after amenities:

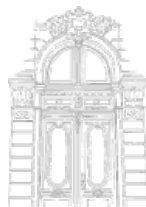
- A large enclosed garage for security and convenience.
- A large cellar of over 50m<sup>2</sup>, offering additional storage space.
- A wine cellar or basement storage space.

Don't miss this unique opportunity in the heart of Montpellier. Contact us today to arrange a viewing and discover the full potential of this property.

Contact : Paul Poncet 06 68 99 09 51  
Poncet & Poncet - Christie's Montpellier

Prix : 995 000 € FAI

Réf. 1818AGPP PP.



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