

[Click to view MFH-ADF1626413](#)

Apartment for sale in Pyrénées-Atlantiques

Pau , Pyrénées-Atlantiques , Nouvelle Aquitaine



€139,000

inc. of agency fees

1 Beds

59 sqm

Located in the city centre of Pau, 10 mins walk from the Boulevard de Pyrénées, 5 mins from the market and in immediate proximity...

At a Glance

Reference MFH-ADF1626413

Near to Pau

Price €139,000

Bed 1

Pool No

Hab.Space 59 sqm

Land Tax N/A

Property Description

Located in the city centre of Pau, 10 mins walk from the Boulevard de Pyrénées, 5 mins from the market and in immediate proximity to public transport servicing the university, is this one-bedroom apartment for sale offering 59m² of living space. Tastefully and thoughtfully renovated, it consists of a 17m² living/dining room, a 14m² bedroom, 10m² kitchen, a 3.5m² washroom and a 3m² larder.

Perfectly placed in a quiet side street and in immediate walking distance from commerce and services, this

apartment is situated in a quiet and well maintained building with exceptional comfort.

On the ground floor of a five storey building, the apartment has a 4m² entrance hall which serves the 17m² living and dining room.

To the right, a passageway leads to 14m² bedroom with storage cupboard, (sufficiently large to accommodate office space), a washroom (with sink cabinet, walk-in shower with a 160cm base, a mirror with variable brightness and an electric towel-dryer radiator) and a 3m² larder.

The length of the passageway has a cupboard with hanging space, adding to the already substantial storage space.

To the left of the entrance hall is a toilet.

Central to the bedroom and living room, the kitchen is brand new with a superb concept and professionally fitted with white goods under a two year guarantee.

The apartment was entirely and tastefully renovated in 2024. You may therefore move straight in with no building work required.

Windows are double glazed with PVC frames. There is wooden parquet flooring. A collective system provides hot water. The building also has underfloor heating assuring a minimum temperature. There are also electric powered Thermor radiators, new and guaranteed. The apartment is classed D for energy efficiency. The Hansgrohe taps are new. The kitchen includes a dish washer, Bosch combined oven, a fridge and hob with fan.

You will be 10 mins from the lovely Boulevard de Pyrenees, 5 mins from university and market, 15 mins from train station, 20 mins from Pau airport, 1h from the coast and from skiing and 2h from Toulouse and Bordeaux.

Summary

Property type: Apartment
Bedrooms: 1
Price: €139,000

Key Information

Internal Area: 59 sqm

Location: Nouvelle Aquitaine



Gallery



As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7 excellent rates