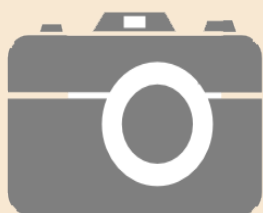


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## House for sale in Hautes-Pyrénées

Lannemezan , Hautes-Pyrénées , Occitanie



# €188,000

inc. of agency fees

8 Beds      198 sqm      0.09 ha

Located in Lannemezan is this splendid home offering 198m<sup>2</sup> of living space. Partially renovated to modern tastes, it has a spacious...

### At a Glance

<b>Reference</b>	MFH-ADF1626134	<b>Near to</b>	Lannemezan	<b>Price</b>	€188,000
<b>Bed</b>	8	<b>Pool</b>	No	<b>Hab.Space</b>	198 sqm
<b>Land</b>	0.09 ha			<b>Land Tax</b>	N/A

### Property Description

Located in Lannemezan is this splendid home offering 198m<sup>2</sup> of living space. Partially renovated to modern tastes, it has a spacious living room, open fitted kitchen, eight bedrooms, two washrooms, two toilets, a garage and a garden on a 870m<sup>2</sup> plot.

Located in a charming neighbourhood of Lannemezan is this spacious home offering 198m<sup>2</sup> of partially renovated and comfortable space. The eight bedrooms provide ample space for the entire family. The three

washrooms guarantee privacy. The modern kitchen is ideal for preparing delicious meals and the living space enjoys lots of natural light and is perfect for relaxing after a long day. Don't pass up this opportunity to obtain this property.

The house sits on a total plot of 870m<sup>2</sup> with a driveway leading to the house where you may park your vehicle outside or in the garage. The green garden is to the west of the house with no overlooking neighbours. The land is flat with trees and is fenced. There is a summer house with a roof and a barbecue to fully enjoy summers' evenings.

Construction is traditional. The roof is covered in tile with panelling under the roof. A thermodynamic system provides heating and hot water. All windows are PVC framed and double glazed with automated shutters. The property is connected to the sewage mains.

You will be in Lannemezan close to all commerce and services and A64 motorway access. 30 mins from skiing, 25 mins from Tarbes, 1h15 from Pau, 45 mins from Spain, 1h from Toulouse, 2h from Biarritz and the Atlantic coast.

## Summary

Property type:	House
Bedrooms:	8
Price	€188,000

## Key Information

Internal Area:	198 sqm
Land Area:	0.09 ha

## Location: Occitanie



## Gallery



As Featured in

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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.

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**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.

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