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## Charming house of 181sqm in Plaisance du Touch

Haute-Garonne , Occitanie



# €630,000

inc. of agency fees

6 Beds   1 Baths   181 sqm   0.07 ha

Located in Plaisance du Touch in a quiet area, this 181sqm house with swimming pool is ideal for family life. Past the door, a beautiful entrance welcomes and serves the living room of more than 50sqm....

### At a Glance

|                  |             |                |          |                  |          |
|------------------|-------------|----------------|----------|------------------|----------|
| <b>Reference</b> | MFH-EAT6942 | <b>Near to</b> | Toulouse | <b>Price</b>     | €630,000 |
| <b>Bed</b>       | 6           | <b>Bath</b>    | 1        | <b>Hab.Space</b> | 181 sqm  |
| <b>Land</b>      | 0.07 ha     | <b>Pool</b>    | No       | <b>Land Tax</b>  | N/A      |

### Property Description

Located in Plaisance du Touch in a quiet area, this 181sqm house with swimming pool is ideal for family life. Past the door, a beautiful entrance welcomes and serves the living room of more than 50sqm. With its fireplace and high ceilings, the living room/living room faces South/East offering a bath of light. A semi-open kitchen takes place with plenty of storage space. On the night side, there are 4 comfortable bedrooms,

including 1 with a shower room, a bathroom and a toilet. Upstairs, there are 2 spacious bedrooms, 1 office, 1 large dressing room and a bathroom. The villa stands on a plot of 657sqm with a large terrace adjoining the living room, a covered terrace, and a final one at the back of the house. Pool. Two garages. Laundry. This house is the ideal place to live for a family or liberal profession. Schools - 1.5 km Bus - 2 minutes on foot Airbus - 14 minutes by car Toulouse center - 24 minutes by car ENERGY CLASS: C/ CLIMATE CLASS: C Estimated average amount of annual energy expenditure for standard use, from energy prices for the year 2021: between 1410 and 1970 euros. Information on the risks to which this property is exposed is available on the G orisks website:

## Summary

|                |          |
|----------------|----------|
| Property type: | House    |
| Bedrooms:      | 6        |
| Bathrooms      | 1        |
| Price          | €630,000 |

## Key Information

|                |         |
|----------------|---------|
| Year Built:    | 2004    |
| Internal Area: | 181 sqm |
| Land Area:     | 0.07 ha |
| Has a Garden   | Yes     |

## Location: Occitanie



# Gallery





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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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