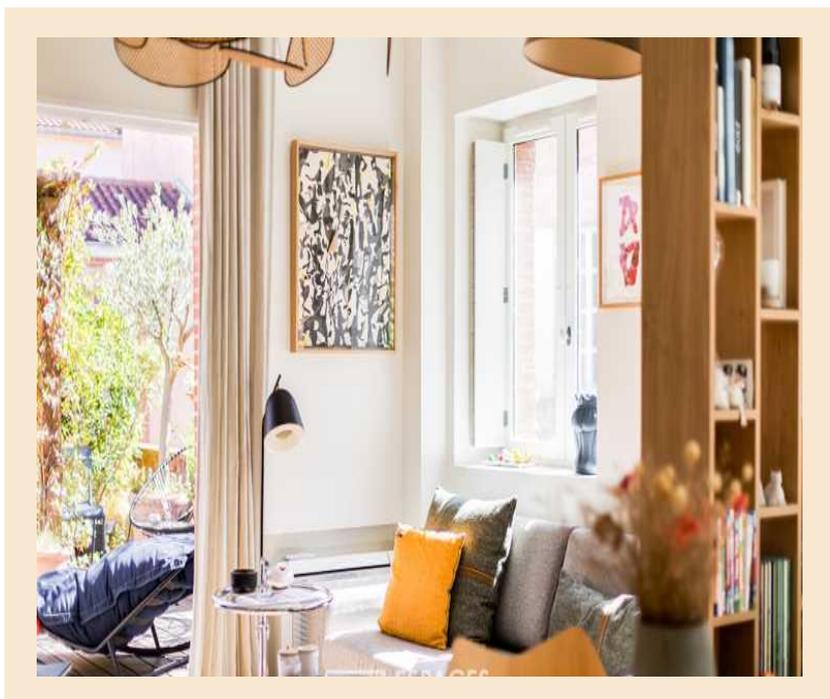


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Charming apartment in its green setting

Haute-Garonne , Occitanie



€395,000

inc. of agency fees

1 Beds 1 Baths 43 sqm

Nestled in the heart of a former brewery, this unique 43sqm Carrez apartment has been completely renovated with attention to detail and unparalleled taste. From the moment you enter, the tone is set...

At a Glance

Reference	MFH-EATEA2-929ET	Near to	Toulouse	Price	€395,000
Bed	1	Bath	1	Hab.Space	43 sqm
		Pool	No	Land Tax	N/A

Property Description

Nestled in the heart of a former brewery, this unique 43sqm Carrez apartment has been completely renovated with attention to detail and unparalleled taste. From the moment you enter, the tone is set. The old character of the apartment has been preserved in order to add modern services in order to combine the charm of the past with contemporary comfort. The fitted and fully equipped kitchen opens onto the living room. The high ceilings create a feeling of grandeur in the room. The night room consists of a redesigned and optimized bathroom. The master bedroom with its custom-made dressing room opens onto the terrace, creating a

harmonious place between inside and outside. The jewel of this apartment is undoubtedly the 45sqm terrace, surrounded by a green and bucolic setting. The advantages of this property are numerous. The absolute calm that reigns in this preserved environment, the high-end services which add a touch of comfort to your daily life. Amenities, shops and schools are nearby and the view of a park makes this apartment an oasis of serenity in the heart of the bustle of the city. Air conditioning Cellar / Cellar Co-ownership of 20 residential lots (No procedure in progress) Annual charges: EUR957.18 ENERGY class: C / CLIMATE class: A Estimated average amount of annual energy expenditure for standard use, established from energy price for the year 2021: between EUR410 and EUR600 Information on the risks to which this property is exposed is available on the Géorisks website
Condominiums of 20 units (No proceedings in progress).

Annual expenses : 957.18 euros.

Summary

Property type:	Apartment
Bedrooms:	1
Bathrooms	1
Price	€395,000

Key Information

Internal Area:	43 sqm
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Location: Occitanie



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