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## Contemporary house with view in Montastruc-la-Conseillère

Haute-Garonne , Occitanie



# €620,000

inc. of agency fees

3 Beds   2 Baths   135 sqm   0.07 ha

Located on the heights of Montastruc-la-Conseillère, this contemporary house with a 135sqm swimming pool offers an exceptional view. The house is set on an intimate plot of land, cleverly designed by...

### At a Glance

<b>Reference</b>	MFH-EATEA1-7155	<b>Near to</b>	Toulouse	<b>Price</b>	€620,000
<b>Bed</b>	3	<b>Bath</b>	2	<b>Hab.Space</b>	135 sqm
<b>Land</b>	0.07 ha	<b>Pool</b>	Yes	<b>Land Tax</b>	N/A

### Property Description

Located on the heights of Montastruc-la-Conseillère, this contemporary house with a 135sqm swimming pool offers an exceptional view. The house is set on an intimate plot of land, cleverly designed by the owners. From the entrance, the unique architecture is gradually revealed. The living space impresses as much by its brightness as by the breathtaking view of the village and the surrounding countryside. The living room is

naturally extended by the open kitchen. The layout of the rooms, both contemporary and warm, is ideal for moments of relaxation and conviviality with family or friends. The modern, fully equipped kitchen also gives access to the terraces and the heated swimming pool. The sleeping area is located at the end of the house. Two first bedrooms find their place with a modern bathroom. The master bedroom has its own bathroom and a custom-made dressing room. The exterior is a true haven of peace. The landscaped garden and wooden terrace provide an ideal setting for convivial moments, with a summer kitchen and a relaxation area by the pool. On the lower level, there is a laundry room and a large double garage. A favorite house, perfectly equipped and located in a privileged setting, ideal for those looking for serenity and modern comfort. Air conditioning; Home automation; Proximity Toulouse: 35min via A68 / 30 min via Montastruc-la-Conseillère train station; ENERGY CLASS: B / CLIMATE CLASS: A Estimated average amount of annual energy expenditure for standard use, established from 2021 energy prices: between EUR500 and EUR740  
Information on the risks to which this property is exposed is available on the Géorisques website Sales agent: Mateus Gutierrez - EI - RSAC number 909 820 144

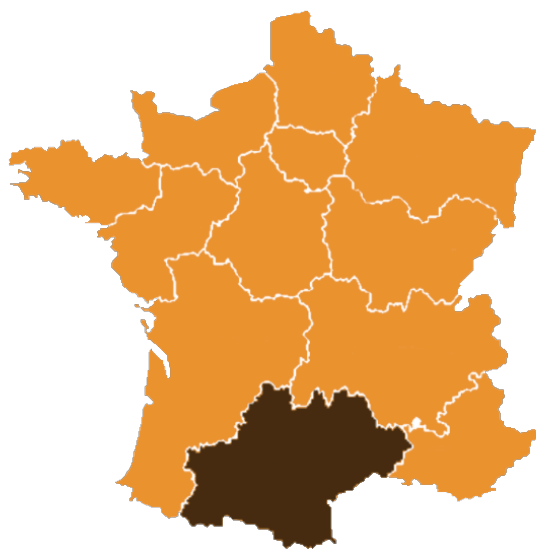
## Summary

Property type:	House
Bedrooms:	3
Bathrooms	2
Price	€620,000

## Key Information

Year Built:	2015
Internal Area:	135 sqm
Land Area:	0.07 ha
Has a Garden	Yes
Swimming Pool?	Yes

## Location: Occitanie



## Gallery







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**C. BAUER – Sunday Times**

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