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Farmhouse for sale in Hautes-Pyrénées

Castelnau-Magnoac , Hautes-Pyrénées , Occitanie



€135,000

inc. of agency fees

3 Beds 180 sqm 0.69 ha

Located between Castelnau-Magnoac and Lannemezan, this farmhouse to renovate measures 180 m² and is composed of 3 bedrooms, several...

At a Glance

Reference	MFH-ADF1626393	Near to	Castelnau-Magnoac	Price	€135,000
Bed	3	Pool	No	Hab.Space	180 sqm
Land	0.69 ha			Land Tax	N/A

Property Description

Located between Castelnau-Magnoac and Lannemezan, this farmhouse to renovate measures 180 m² and is composed of 3 bedrooms, several outbuildings and a garden of 6900 m². Roof of the main house overhauled in 2019.

If you're looking for peace and quiet, this farmhouse has everything to please.

Hidden at the end of a small road, the ground floor is composed of a big entrance hall (30 m²), a bedroom (24 m²), a living room (20 m²) with a fireplace, a kitchen (10 m²), a shower-room (4 m²), a separate toilet, a pantry (8 m²) and a wine and spirit storehouse (15 m²).

Upstairs, the landing (7 m²) gives onto two bedrooms (24 m² each) with wooden floors.

Joinery is wooden and single-glazed.

Wood-burning heating thanks to the fireplace, in addition to electric heaters.

The roof and gutters were overhauled in 2019. The roof has a waterproof tarpaulin.

You'll also enjoy the many outbuildings: a garage, a workshop, an old pigsty, a cowshed and a henhouse, for a total of about 500 m² of outbuildings that you can convert to your needs.

The 6900 m² garden is flat, has a well and an orchard of apple, pear and peach trees.

Located 10 minutes from Castelnau-Magnoac; 18 min from Lannemezan; 45 min from Tarbes; 1 hr 40 min from Toulouse.

Summary

Property type:	Farmhouse
Bedrooms:	3
Price	€135,000

Key Information

Internal Area:	180 sqm
Land Area:	0.69 ha

Location: Occitanie



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