Click to view MFH-BG33303

## **Beautiful Stone Property with Stunning Views**

Condom, Gers, Occitanie



€580,000

inc. of agency fees

**7** Beds **5** Baths **284** sqm **1.9** ha

Located just a few minutes from Condom, near a small typical village in the Gers, this beautiful Gascon Property...

#### At a Glance

**Reference** MFH-BG33303 **Near to** Condom **Price** €580,000

Bed 7 Bath 5 Hab.Space 284 sqm

Land 1.9 ha Pool No Land Tax N/A

## **Property Description**

Located just a few minutes from Condom, near a small typical village in the Gers, this beautiful Gascon Property will charm you with its white stone façades and exceptional views of the rolling hills.

The property consists of two separate dwellings and a large barn that can be converted, along with a garage,

all set on 2 hectares of garden.
The South-facing house of 170 m <sup>2</sup> features an entrance, a magnificent L-shaped living room, and a lovely dining room with fireplaces, oak wood cabinets, and exposed beams. There is an open kitchen leading to the garden through a large French door, 4 bedrooms, two of which have en-suite showers, and a family bathroom.
The North-facing house of 115 m <sup>2</sup> includes a large living room with a fireplace, a kitchen, 3 bedrooms, one with an en-suite shower, and a bathroom.
The 60 m <sup>2</sup> barn is a former stable, the garage is 50 m <sup>2</sup> , and above it, there is a 120 m <sup>2</sup> space that can be converted if desired. The roofs are recent and in good condition.
This is a superb property that you can shape to your liking, where you can enjoy the breathtaking views of the magnificent Gascon landscapes all around.

Summary

Property type: Countryside house

Bedrooms: 7
Bathrooms 5

Price €580,000

**Key Information** 

Internal Area: 284 sqm
Land Area: 1.9 ha

**Location: Occitanie** 



# Gallery























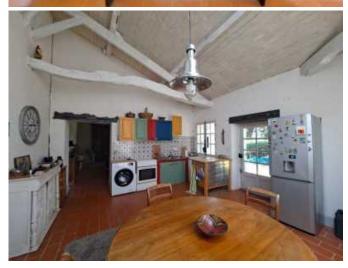




















Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

### Contact us on:

0845 123 5885 (UK only local rate) / +44 (0) 113 216 4066,

or email us at bonjour@my-french-house.com.

To see more great properties like this one, visit our daily updated website at www.my-french-house.com.

### **Buying French Property Just Got Easier...**

The purchase process typically starts once you've visited a property with one of ours agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

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.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

#### **Testimonials**

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

#### 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.

S. and L. BROWN



Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2024 my-french-house.com All Rights Reserved