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## Chateau for sale in Hautes-Pyrénées

Lourdes , Hautes-Pyrénées , Occitanie



# €483,000

inc. of agency fees

5 Beds      303 sqm      0.34 ha

Situated in a tranquil village 10 mins from Lourdes, this charming 19th century manor house has 300m<sup>2</sup> with five master bedrooms, sitting...

### At a Glance

<b>Reference</b>	MFH-ADF1626456	<b>Near to</b>	Lourdes	<b>Price</b>	€483,000
<b>Bed</b>	5	<b>Pool</b>	No	<b>Hab.Space</b>	303 sqm
<b>Land</b>	0.34 ha			<b>Land Tax</b>	N/A

### Property Description

Situated in a tranquil village 10 mins from Lourdes, this charming 19th century manor house has 300m<sup>2</sup> with five master bedrooms, sitting and dining rooms, kitchen and 3400m<sup>2</sup> of gardens with outbuildings. Perfect for a chambre d'hôtes or gîte project.

This charming home has retained all of its original class and is nestled in its grounds in this tranquil village just 10 mins from Lourdes and the gateway to the Pyrenees National Park.

The main entrance opens into a grandiose hallway serving, to the left, the 32m<sup>2</sup> dining room with fireplace and leading to the functional 18m<sup>2</sup> kitchen with wood burning stove and access back to the garden. To the right of the entrance hall is the 31m<sup>2</sup> sitting room with access to the garden and terrace.

The splendid original wooden staircase leads up to a first master bedroom of 33m<sup>2</sup> with private bathroom and the master suite with 34m<sup>2</sup> bedroom, 16m<sup>2</sup> dressing room and bathroom and 6m<sup>2</sup> washroom.

The stairs continue up to the second floor with a 27m<sup>2</sup> suite with bedroom, dressing room and toilet and the 'apartment' of 59m<sup>2</sup> comprising bedroom, study, dressing and bathroom. Each half-landing also has a toilet.

A short staircase leads to the attic, newly insulated with conversion possibilities. Construction is traditional with 3m high ceilings throughout. The roof is covered in slate. Heating & hot water are produced by electricity. The property is connected to the sewage mains.

The outbuildings are perfect for creation of a gîte or for storage whilst the house would make a comfortable chambres or tables d'hôtes. The 3500m<sup>2</sup> grounds surround the house and are perfect for relaxing and maybe adding a pool.

You will be just 5 mins from Lourdes for all commerce and services, it's TGV-served railway station and Sanctuary. 15 mins from A64 motorway access and Tarbes-Lourdes-Pyrenees airport, 45 mins from skiing, 1h40 from Toulouse, 2h from Biarritz and the beautiful Basque Coast.

## Summary

Property type:	Chateau
Bedrooms:	5
Price	€483,000

## Key Information

Internal Area:	303 sqm
Land Area:	0.34 ha

## Location: Occitanie



## Gallery





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**C. BAUER – Sunday Times**

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