

Architect's house with swimming pool

Tarn , Occitanie



€1,260,000

inc. of agency fees

4 Beds 397 sqm 0.94 ha

Located equidistant from Albi and Toulouse, this architect-designed house illustrates the perfect union of beautiful materials by developing an area of 397sqm on a large landscaped garden. The entrance...

At a Glance

Reference MFH-EAT7715

Bed 4

Land 0.94 ha

Near to Toulouse

Pool Yes

Price €1,260,000

Hab.Space 397 sqm

Land Tax N/A

Property Description

Located equidistant from Albi and Toulouse, this architect-designed house illustrates the perfect union of beautiful materials by developing an area of 397sqm on a large landscaped garden.

The entrance opens onto a large, bright living room and a veranda offering a breathtaking view of the garden to enjoy moments of relaxation throughout the year.

A fully equipped and functional modern kitchen completes the living rooms.

The sleeping area on the ground floor consists of two suites, each with its own bathroom, offering comfort

and privacy, and one including a dressing room.

The upper floor accommodates two other spacious suites, each with a magnificent view of the garden.

Here, the key words are volume and brightness.

This house also benefits from an entire basement accessible by elevator or stairs.

This space first serves a large garage which has a charging station for electric cars and which can park several vehicles.

The basement also has plenty of storage space as well as a fully equipped home cinema to feel like you're at the cinema but at home! It also has a relaxation room with a jacuzzi and sauna to relax in but also a space to do sports.

A fitted wine cellar will delight oenophiles. Finally, a multipurpose room, currently used as an office, is ideal for a remote professional activity or even a liberal profession.

The exterior, meanwhile, consists of a large 9429 sqm garden with trees and a heated swimming pool, surrounded by a beautiful terrace, a pond with an automatic cleaning system.

An outbuilding, close to the swimming pool, houses a summer kitchen as well as a bedroom and its bathroom.

Geothermal wood insert

Double glazing Heated salt water swimming pool

Shops, amenities and schools: 10 minutes

Train station: 10 minutes

Motorway access: 20 minutes

Albi and Toulouse: 30 minutes

ENERGY CLASS: B / CLIMATE CLASS: A Estimated average amount of annual energy expenditure for standard use, based on 2021 energy prices: between 1,733 euros and 2,345 euros. Information on the risks to which this property is exposed is available on the G orisques website

Summary

Property type:	House
Bedrooms:	4
Price	€1,260,000

Key Information

Year Built:	2011
Internal Area:	397 sqm
Land Area:	0.94 ha
Property Features:	
• Balcony: 1	
Has a Garden	Yes
Swimming Pool?	Yes

Location: Occitanie



Gallery



As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

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 our 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

great service
fast transfers

send money abroad 24/7 excellent rates