

[Click to view MFH-EAT6982](#)

Single storey house with garden

Tarn , Occitanie



€290,000

inc. of agency fees

4 Beds 1 Baths 120 sqm 0.07 ha

Located in a quiet and sought-after area, five minutes from Castres, this pretty single storey house represents a surface area of 120sqm. It consists of a 44sqm living room with kitchen open to the living...

At a Glance

Reference	MFH-EAT6982	Near to	Toulouse	Price	€290,000
Bed	4	Bath	1	Hab.Space	120 sqm
Land	0.07 ha	Pool	No	Land Tax	N/A

Property Description

Located in a quiet and sought-after area, five minutes from Castres, this pretty single storey house represents a surface area of 120sqm. It consists of a 44sqm living room with kitchen open to the living room. The bright living room opens onto a covered terrace and gives access to the garden. The modern kitchen is fully equipped with high quality appliances. The night area has four bedrooms as well as a bathroom with a bathtub shower. The house benefits from recent equipment which gives it controlled energy consumption. This property offers a comfortable and practical lifestyle. Ideal for families, seniors or anyone looking for the

comfort of living in a single-storey house, close to amenities. Double glazing Reversible air conditioning
Electric roller shutters Shops, schools: in the immediate vicinity Castres: 5 min Castres-Mazamet Airport
(daily connections to Paris): 15 min Toulouse: 50 min Information on the risks to which this property is
exposed is available on the site Georisks ENERGY CLASS: C/ CLIMATE CLASS: A Estimated average
amount of annual energy expenditure for standard use, based on energy prices for the year 2021: between 960
euros and 1370 euros

Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€290,000

Key Information

Year Built:	2010
Internal Area:	120 sqm
Land Area:	0.07 ha
Has a Garden	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