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Modern, to be completed spacious villa with equipment

Puntous , **Hautes-Pyrénées** , **Occitanie**



€313,000

inc. of agency fees

3 Beds 1 Baths 250 sqm 0.32 ha

Modern, to be completed spacious villa with equipment This house is almost complete and is now waiting for someone to phase it out. All material for this purpose is present . Tiles, insulation, ...

At a Glance

Reference	MFH-MPC2060	Near to	Puntous	Price	€313,000
Bed	3	Bath	1	Hab.Space	250 sqm
Land	0.32 ha	Pool	No	Land Tax	N/A

Property Description

Modern, to be completed spacious villa with equipment

This house is almost complete and is now waiting for someone to phase it out. All material for this purpose is present .

Tiles, insulation, doors, toilet and kitchen unit for the office downstairs, fencing, wood, decorations for the conversion of the terrace, lawnmower etc etc.

The house is beautifully located against a hill on 3218 m² of land with a beautiful view of the landscape. On the premises another wooden storage for goods.

The area is 250m² living area and 250m² for the business area with 2 large garages. Or can make two gîtes. Layout: a fantastically large living space of 87m², toilet, 3 bedrooms with fitted wardrobes of which 1 bedroom has its own bathroom. There is a second bathroom. An indoor staircase leads to the ground floor which is intended as a business space or to create 2 gîtes. The layout is there, but that part has yet to be completed. All materials for this purpose are present.

Behind the house a lovely terrace waiting for the finishing touch (tiles and cover tiles for the fence are all present).

The septic tank is new and on standard.

Electricity is completely new and compliant.

NOT included in the price are all building materials and equipment worth € 80,000.

There are neighbors some distance away. Your privacy is guaranteed.

The house is located near Castelnau Magnoac for your daily groceries, restaurants and all necessities such as doctor, dentist, pharmacy etc.

Who dares?

Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€313,000

Key Information

Year Built:	2007
Internal Area:	250 sqm
Land Area:	0.32 ha

Location: Occitanie



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