

[Click to view MFH-ADF1625317](#)

House for sale in Hautes-Pyrénées

Luz-Saint-Sauveur , Hautes-Pyrénées , Occitanie



€459,000

inc. of agency fees

2 Beds 100 sqm 0.03 ha

Located 5 minutes from Luz Saint Sauveur, in a small village of the region of Toy, this old house has been renovated with passion...

At a Glance

Reference	MFH-ADF1625317	Near to	Luz-Saint-Sauveur	Price	€459,000
Bed	2	Pool	No	Hab.Space	100 sqm
Land	0.03 ha			Land Tax	N/A

Property Description

Located 5 minutes from Luz Saint Sauveur, in a small village of the region of Toy, this old house has been renovated with passion and talent. It has a living space of 100 m² and the ground floor is composed of a living room, an open-plan kitchen and a fireplace. The landing has a toilet and the first floor has a big bedroom with a bathroom. The second floor has a bathroom with a shower-room and a toilet. Heating is electric. The house also has an old barn that could be renovated. Small garden. A lovely property with very beautiful and sunny views of the mountains.

Nestled in a small mountain village, this detached house is not overlooked. Its 100 m² has been restored with passion and talent. The ground floor has a living room, an open-plan kitchen and a fireplace. There is a toilet on the landing. The first floor has a big bedroom with a bathroom. The second floor has a bedroom with a shower-room and toilet. Heating is electric. There is also a barn that could be renovated. A small garden. Truly beautiful and sunny views of the mountains. A quiet spot near all conveniences and ski stations in the valley of the Toy region.

Located 5 minutes from Luz Saint Sauveur; 25 min from the ski stations Baréges La Mongie and Luz Ardiden; 35 min from Gavarnie; 35 min from Argelès Gazost.

Summary

Property type:	House
Bedrooms:	2
Price	€459,000

Key Information

Internal Area:	100 sqm
Land Area:	0.03 ha

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