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## Beautiful 18th Century Renovated Maison de Maître

Condom , Gers , Occitanie



# €372,500

inc. of agency fees

4 Beds   3 Baths   200 sqm   0.74 ha

5 minutes from the centre of Condom, 18th century Maison de Maître, entirely renovated, of 200 m<sup>2</sup> on a beautiful...

### At a Glance

<b>Reference</b>	MFH-BG33172	<b>Near to</b>	Condom	<b>Price</b>	€372,500
<b>Bed</b>	4	<b>Bath</b>	3	<b>Hab.Space</b>	200 sqm
<b>Land</b>	0.74 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

5 minutes from the centre of Condom, 18th century Maison de Maître, entirely renovated, of 200 m<sup>2</sup> on a beautiful planted garden of 7400 m<sup>2</sup>.

On the ground floor, a nice entrance, a dining room with fireplace, a beautiful living room, a large kitchen

with its scullery, a spacious office of 21 m<sup>2</sup> with access to the terrace, a bedroom and a shower room. All the floors on the ground floor are in travertine giving a lot of charm to the whole. A beautiful original wooden staircase leads you to the first floor where there is a master bedroom with shower room and dressing room as well as two further bedrooms and a shower room. Outside there is a large garage of 51 m<sup>2</sup> with a wine cellar and a stone outbuilding of approx. 88 m<sup>2</sup> that can be converted to give free rein to your projects. The pleasant garden with a nice variety of trees and flowers has enough space to install a swimming pool. Do not hesitate to contact us for a viewing.

Fees to be paid by the seller. Energy class C, Climate class C Estimated average amount of annual energy expenditure for standard use, based on the year's energy prices 2021: between 1963.00 and 2655.00 €.

Information on the risks to which this property is exposed is available on the Geohazards website: [georisques.gouv.fr](http://georisques.gouv.fr).

## Summary

Property type:	House
Bedrooms:	4
Bathrooms	3
Price	€372,500

## Key Information

Internal Area:	200 sqm
Land Area:	0.74 ha

## Location: Occitanie



## Gallery













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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**.

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## 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.

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