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House for sale in Hautes-Pyrénées

Lourdes , Hautes-Pyrénées , Occitanie



€335,000

inc. of agency fees

5 Beds 308 sqm 0.2 ha

Located in Lourdes is this splendid five-bedroom home for sale boasting spacious volumes with over 300m² of living space, two terraces...

At a Glance

Reference MFH-ADF1625919

Bed 5

Land 0.2 ha

Near to Lourdes

Pool No

Price €335,000

Hab.Space 308 sqm

Land Tax N/A

Property Description

Located in Lourdes is this splendid five-bedroom home for sale boasting spacious volumes with over 300m² of living space, two terraces with views of the town and mountains and all surrounded by a 1900m² leafy garden. Close to commerce, Sanctuary of Lourdes and the Pyrenees National Park.

This well-built, architect-designed home was constructed in the mid-1970's. From the solid structure and foundations to the sturdy roof framework and chef d'œuvre central heating pipe work, it has been well

maintained and will provide a lovely new home at the edge of this much-visited Pyrenean market town.

There are several entrances to this house making it perfect for a chambre d'hôtes project with the 300m² spread over three floors and designed to allow maximum natural light.

The main entrance opens to a 16m² entrance hall and superb marble staircase and flooring. The hall serves the 41m² living room with wood burner and the 22m² fitted kitchen, each with access to the south-facing terrace and views across the town, castle and mountains. There are two bedrooms, 12m² and 20m², each with private bathroom and toilet. There is another toilet on this level.

The upper floor has a landing serving two bedrooms, 13m² and 17m², each also with private bathroom and toilet and access to a superb roof terrace.

The lower level of the house at the garden level of the property has an entrance hall serving a 39m² room (in the past serving as a bedroom, summer kitchen and bar). Continuing on is a 41m² games room, 17m² wine cellar, 14m² heating boiler room with shower and aforementioned plumbing and a 60m² garage with ample space for two vehicles, a workshop area, storage for skis and bikes and served by a double door.

The garden surrounds house and is fully enclosed with an entrance gate. There is storage for firewood and a sunny space to add a swimming pool at the back of the house.

Heating and hot water are currently supplied by gas connected to the mains. Windows have chestnut frames with 4mm of glass and are original to the property. The roof is covered in slate and regularly serviced. There is full access to the roof framework from the upper floor. The property is connected to the sewage mains.

You will be a 2 mins drive from supermarkets, 5 mins from TGV train station, 10 mins from the Sanctuary of Lourdes, 15 mins from Tarbes airport, 15 mins from A64 motorway taking you to Toulouse and Biarritz in 1h30. On the doorstep of the Pyrenees National Park with several ski areas within 45 mins.

Summary

Property type:	House
Bedrooms:	5
Price	€335,000

Key Information

Internal Area:	308 sqm
Land Area:	0.2 ha

Location: Occitanie



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