

[Click to view MFH-MPHGC2091](#)

A-Typical house with gîte in a town at the foot of the Pyrenees

Montréjeau , Haute-Garonne , Occitanie



€220,000

inc. of agency fees

2 Beds 1 Baths 92 sqm

A-Typical house with gîte in a town at the foot of the Pyrenees Under architecture, this cute house has been remodeled and transformed into a little jewel. The spacious cozy living room with...

At a Glance

Reference	MFH-MPHGC2091	Near to	Montréjeau	Price	€220,000
Bed	2	Bath	1	Hab.Space	92 sqm
		Pool	No	Land Tax	N/A

Property Description

A-Typical house with gîte in a town at the foot of the Pyrenees

Under architecture, this cute house has been remodeled and transformed into a little jewel.

The spacious cozy living room with large wood stove flows into a nice kitchen, which is wonderfully light

and also feels spacious due to the special roof and especially the trompe-l'oeil. In the corner a small utility room with toilet. Double patio doors.

Through the entrance and a staircase you reach the top where there is now a small meditation room but where a small office can also be made. Then a large bedroom with dressing room and private bathroom.

From the living room there is a passage to the gîte, which consists of a spacious living area with fireplace and kitchenette. A double door to the outside gives you a private entrance. Upstairs there is a spacious bedroom with bathroom.

On the plot also a spacious garage or storage.

In front of the house a small, cozy terrace and a small garden.

An alarm is present. In addition to wood, the house is heated with a 'clime réversible'. The whole is in fine condition.

The town is lively and people live near the foot of the low Pyrenees. The view there is classified as a Michelin star 1.

A few minutes' drive from the A64.

The gîte has an occupancy rate of 80%.

Summary

Property type:	House
Bedrooms:	2
Bathrooms	1
Price	€220,000

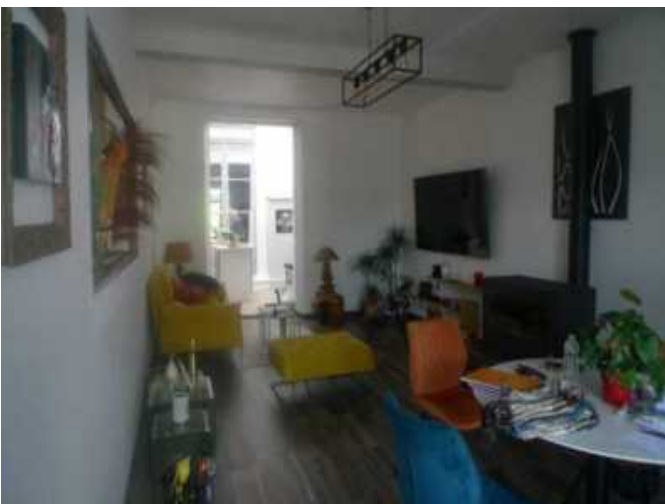
Key Information

Internal Area:	92 sqm
----------------	--------

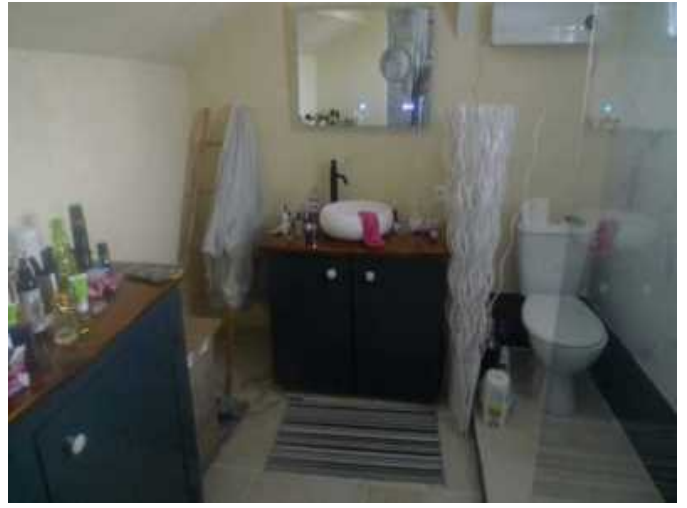
Location: Occitanie



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