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House for sale in Haute-Garonne

Saint-Gaudens , Haute-Garonne , Occitanie



€439,000

inc. of agency fees

5 Beds 214 sqm 0.48 ha

Located 50 mins south-west of Toulouse in a quiet neighbourhood close to all commerce and services is this superb architect designed...

At a Glance

| | | | | | |
|------------------|----------------|----------------|---------------|------------------|----------|
| Reference | MFH-ADF1626115 | Near to | Saint-Gaudens | Price | €439,000 |
| Bed | 5 | Pool | No | Hab.Space | 214 sqm |
| Land | 0.48 ha | | | Land Tax | N/A |

Property Description

Located 50 mins south-west of Toulouse in a quiet neighbourhood close to all commerce and services is this superb architect designed home for sale offering 214m² of living space. There is a living room, dining room, fitted kitchen, five bedrooms, a bathroom, two washrooms and a spacious garage. Outside, a barbecue area augments the 4800m² of grounds including a pool. A splendid property with a view of the Pyrenees!

The door to the first floor opens to a cosy and welcoming hallway. Opposite is the dining and living room

(58m²), both enjoying natural light and a spectacular view of the mountains. A wood burner adds a modern and cosy touch to this peaceful room. To the right of the entrance is the 11m² kitchen, fully fitted and equipped and tastefully decorated. Continuing on are two bedrooms (11m² & 16m²) and a toilet.

A superb wooden staircase leads down to a hallway serving a 13m² bedroom, and an 11m² bedroom with washroom which looks onto a small, leafy courtyard. There is also a 19m² master bedroom suite with walk-in wardrobe and 10m² bathroom with access to the terrace. Next is a 4m² washroom and a toilet. Still on this level is a 10m² laundry, 6m² larder, 4m² storage room and a 54m² double garage.

Outside, the luxuriant grounds enjoy a 10x4m pool and a wonderful view of the Pyrenees. You will enjoy cooking outside and long summer's evenings next to the pool. The location is simply amazing.

This superb home has been tastefully renovated with quality materials and there is no work to be planned for. The roof is covered in tile. There is excellent insulation. Windows are wooden framed and double glazed. Heating is provided by a heat pump system and solar panels which are partially autonomous. The property is connected to the sewage mains. A well is available and an integrated watering system with four zones.

This splendid property is close to all commerce and services, 50 mins from Toulouse and its airport, 1h from Spain and from skiing, 2h from the Atlantic coast and 2h30 from the Mediterranean coast.

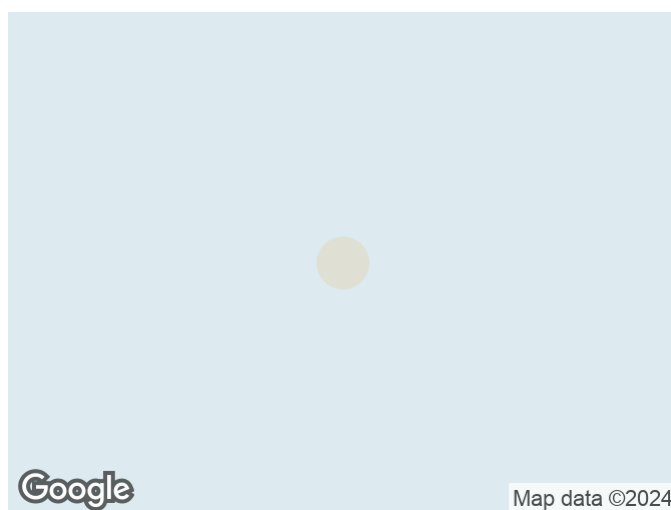
Summary

| | |
|----------------|----------|
| Property type: | House |
| Bedrooms: | 5 |
| Price | €439,000 |

Key Information

| | |
|----------------|---------|
| Internal Area: | 214 sqm |
| Land Area: | 0.48 ha |

Location: Occitanie



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