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## House for sale in Hautes-Pyrénées

Tarbes , Hautes-Pyrénées , Occitanie



# €139,500

inc. of agency fees

4 Beds      117 sqm      0.05 ha

Located in west Tarbes are these townhouses to renovate. These two independent dwellings have their own meters but they may be easily...

### At a Glance

**Reference** MFH-ADF1625748

**Bed** 4

**Land** 0.05 ha

**Near to** Tarbes

**Pool** No

**Price** €139,500

**Hab.Space** 117 sqm

**Land Tax** N/A

### Property Description

Located in west Tarbes are these townhouses to renovate. These two independent dwellings have their own meters but they may be easily unified. Perfect for investors or family requiring independent living spaces. Outside, there is a garden and courtyard.

The property has an automated entrance gate. A few steps lead up to the first house and a charming glass roof which brightens the 9m<sup>2</sup> entrance hall which serves the 13m<sup>2</sup> living room and a 15m<sup>2</sup> bedroom.

A second door from the entrance leads to the 17m<sup>2</sup> kitchen, also accessible from the sitting room. These three rooms each has a chimney.

The kitchen serves a passageway leading to a 3m<sup>2</sup> bathroom with toilet and an 8m<sup>2</sup> conservatory which allows lots of natural light and which is shared with the second dwelling. It has access to the outside and a second hallway where a trapdoor allows access to an attic.

The second home has a 13m<sup>2</sup> kitchen serving three spaces. The first is a 13m<sup>2</sup> bedroom which has a fireplace. The second is a 13m<sup>2</sup> sitting room with a window to the garden and which leads to a 13m<sup>2</sup> bedroom where a 2m<sup>2</sup> passageway leads to the garden at the rear of the property. The third space serves a room to renovate and a brand new washroom with toilet.

Each building has:

- two entrances
- A fuse box
- A Linky electric meter
- A central heating boiler
- Kitchen
- Washroom/bathroom with toilet
- Living room
- One or two bedrooms

The property sits on a 500m<sup>2</sup> plot and has a 10m<sup>2</sup> garage as well as various green spaces allowing parking of numerous vehicles.

To the rear of the property is a shaded garden where you can enjoy the good weather.

The roof of the first house is covered in sheet metal in good condition, the second is covered in tile. The loft may be converted. Windows are wooden framed with an extra pane of glass with a PVC frame. There are two gas powered central heating boilers. The property is connected to the sewage mains.

These two pleasant homes are 10 mins from the centre of west Tarbes, close to all commerce and services, 10 mins from shopping mall at Ibos, 12 mins from Tarbes airport, 35 mins from Bagnères-de-Bigorre, 25 mins from Lourdes, 1h from skiing, 1h30 from Biarritz and from Toulouse and 3h30 from the Mediterranean.

## Summary

Property type:	House
Bedrooms:	4
Price	€139,500

## Key Information

Internal Area:	117 sqm
Land Area:	0.05 ha

## Location: Occitanie



## Gallery



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