

[Click to view MFH-EAT955ET](#)

Renovated townhouse

Haute-Garonne , Occitanie



€695,000

inc. of agency fees

5 Beds 2 Baths 244 sqm 0.06 ha

In the heart of the town of Bruguères, this completely renovated house covers 244sqm. The entrance hall currently distributes two offices on each side, which can easily be transformed into bedrooms....

At a Glance

Reference MFH-EAT955ET

Near to Toulouse

Price €695,000

Bed 5

Bath 2

Hab.Space 244 sqm

Land 0.06 ha

Pool No

Land Tax N/A

Property Description

In the heart of the town of Bruguères, this completely renovated house covers 244sqm. The entrance hall currently distributes two offices on each side, which can easily be transformed into bedrooms. At the end of the corridor is a beautiful living room, which includes a bright living room and an ideally designed open kitchen. A dirigible focus fireplace, a clever separation between the living room and the dining room, brings a real feeling of conviviality. The exposed brick and beams add character to the whole. The large workshop-style bay windows lead to a wooden terrace and a swimming pool garden. Upstairs, the sleeping area

includes 4 bedrooms which share a bathroom. A master suite with dressing room and bathroom complete this floor. -Double garage -Reversible air conditioning -Photovoltaic panel Energy class: B / Climate class: A Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between EUR1,420 and 1980EUR Information on the risks to which this property is exposed is available on the G orisks website

Summary

Property type:	House
Bedrooms:	5
Bathrooms	2
Price	€695,000

Key Information

Internal Area:	244 sqm
Land Area:	0.06 ha
Has a Garden	Yes

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

Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2024 my-french-house.com All Rights Reserved