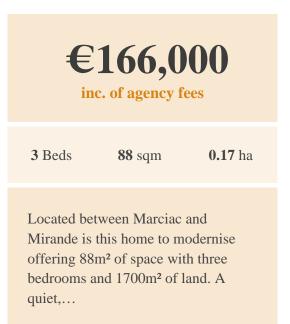


Countryside house for sale in Gers

Miélan, Gers, Occitanie





At a Glance

Reference	MFH-ADF1626211
Bed	3
Land	0.17 ha

Near to Miélan
Pool No

 Price
 €166,000

 Hab.Space
 88 sqm

 Land Tax
 N/A

Property Description

Located between Marciac and Mirande is this home to modernise offering 88m² of space with three bedrooms and 1700m² of land. A quiet, isolated property with a view of the Pyrenees.

You enter the house directly into the 14m² kitchen which opens to the 25m² living space which enjoys lots of natural light and has a fireplace where you can add a wood burner.

There are three bedrooms (two of 11m² and 14m²) one of which has a view of the surrounding hills of the Gers countryside.

A larder and a moveable shelter are also at your disposition.

The windows are wooden framed and have an added pane of glass.

There is a 200 litre hot water storage tank. The property is served by an individual sewage system, septic tank. The attic is not insulated but there is a water barrier layer under the roof.

The land is fenced.

You will be 12 mins from Marciac, 16 mins from Mirande, 45 mins from Auch, 1h50 from Toulouse and 2h from the Atlantic Ocean.

Summary

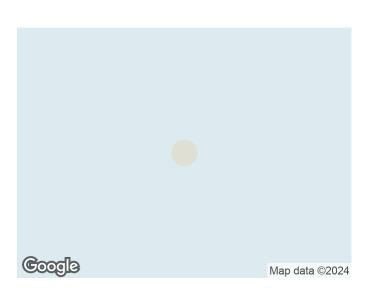
Property type: Bedrooms: Price Countryside house 3 €166,000

Key Information

Internal Area:88 sqmLand Area:0.17 ha

Location: Occitanie





Gallery



THE SUNDAY TIMES A Place Sun France The Sunday Telegraph property Daily Mail yorkshire Post FRENCH

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 ours 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 myfrench-house.com. They are a committed and professional business – we highly recommend them. S. and L. BROWN



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