

[Click to view MFH-EAT9715](#)

Exceptional house with park and swimming pool

Tarn , Occitanie



€699,000

inc. of agency fees

4 Beds 1 Baths 273 sqm 0.47 ha

Nestled in the heart of a green setting in Castres, this elegant house with high-end services has a generous surface area of 273 sqm. Its harmonious volumes...

At a Glance

Reference	MFH-EAT9715	Near to	Toulouse	Price	€699,000
Bed	4	Bath	1	Hab.Space	273 sqm
Land	0.47 ha	Pool	Yes	Land Tax	N/A

Property Description

Nestled in the heart of a green setting in Castres, this elegant house with high-end services has a generous surface area of 273 sqm. Its harmonious volumes and careful design make it a rare property, combining comfort and modernity. From the entrance, the living spaces reveal a refined and bright atmosphere. The ground floor, enhanced by large openings, benefits from a beautiful high ceiling, offering an impression of

space and fluidity. It includes a living room, a library and an open kitchen with its fireplace, fitted with quality materials that integrates perfectly into this friendly space. This level also offers a beautiful bedroom and its bathroom. Upstairs, the three other bedrooms also have their private bathroom. Designed for comfort and privacy, they are spacious and bathed in natural light. The master suite, with its dressing room and private bathroom, brings an additional touch of refinement. Outside, the wooded park is a true haven of serenity. The swimming pool, elegantly integrated into the landscaping, invites you to relax away from prying eyes. The various terraces allow you to fully enjoy the beautiful sunny days, in a peaceful and preserved setting. Fully fenced, the property guarantees absolute comfort and perfect privacy. This rare property combines neat services with a privileged location, offering an ideal balance between tranquility and proximity to amenities. Its architecture and high-end equipment make it an exceptional house, where every detail has been thought out to offer a harmonious living environment. This sumptuous house ensures optimal energy performance, meeting the requirements of a modern and eco-responsible habitat. Swimming pool Heat pump heating Triple garage Park Petanque ground Amenities: in the immediate vicinity Castres town centre and train station: 5 mins by car Castres-Mazamet airport (daily connections to Paris): 15 mins Toulouse: 1h15 ENERGY CLASS: B/ CLIMATE CLASS: A Estimated average amount of annual energy expenditure for standard use, based on average energy prices indexed on 1 January 2021: between 1390 euros and 1940 euros Information on the risks to which this property is exposed is available on the Géorisques website:

Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€699,000

Key Information

Internal Area:	273 sqm
Land Area:	0.47 ha
Has a Garden	Yes
Swimming Pool?	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