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## Contemporary with a view of Isle Jourdain

Gers , Occitanie



€550,000

inc. of agency fees

4 Beds 1 Baths 142 sqm 0.13 ha

Located just minutes from the city center, this 142sqm contemporary home with high-end finishes is the ideal living space. From the entrance, beautiful...

### At a Glance

Reference	MFH-EATEA1-10065	Near to	Toulouse	Price	€550,000
Bed	4	Bath	1	Hab.Space	142 sqm
Land	0.13 ha	Pool	No	Land Tax	N/A

### Property Description

Located just minutes from the city center, this 142sqm contemporary home with high-end finishes is the ideal living space. From the entrance, beautiful volumes stand out. A welcoming patio brings a touch of greenery to the heart of the house. The left wing is dedicated to the living areas. A very bright living room/dining room takes place, with its cozy fireplace. The large bay windows offer a seamless connection with the outdoors, opening onto a terrace and an unobstructed view. The high-end kitchen, fully equipped and open to the living room, offers optimal comfort with a central island for convivial moments. This is followed by a pantry/scullery. The right wing of the house is dedicated to the sleeping area. Four beautiful bedrooms with closets are located. A bathroom, three toilets, and a shower room in the master bedroom provide unparalleled comfort. The house stands on a plot of approximately 1300sqm, not overlooked, with an unobstructed view. A garage completes the whole. Reversible air conditioning. Home automation. Property under ten-year warranty. Land suitable for a swimming pool. This contemporary house is the perfect place for lovers of greenery in a peaceful setting benefiting from unique comfort. ENERGY CLASS: A / CLIMATE CLASS: A Estimated average amount of annual energy expenditure for standard use, established from 2021 energy prices: between EUR380 and EUR560 Information on the risks to which this property is exposed is available on the Géorisques website Sales agent: Alana Duvauchelle - EI - RSAC number 914 756 812 - 07 81 90 11 35

Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€550,000

Key Information

Year Built:	2023
Internal Area:	142 sqm
Land Area:	0.13 ha
Has a Garden	Yes

Location: Occitanie



## Gallery





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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.

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**S. and L. BROWN**



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