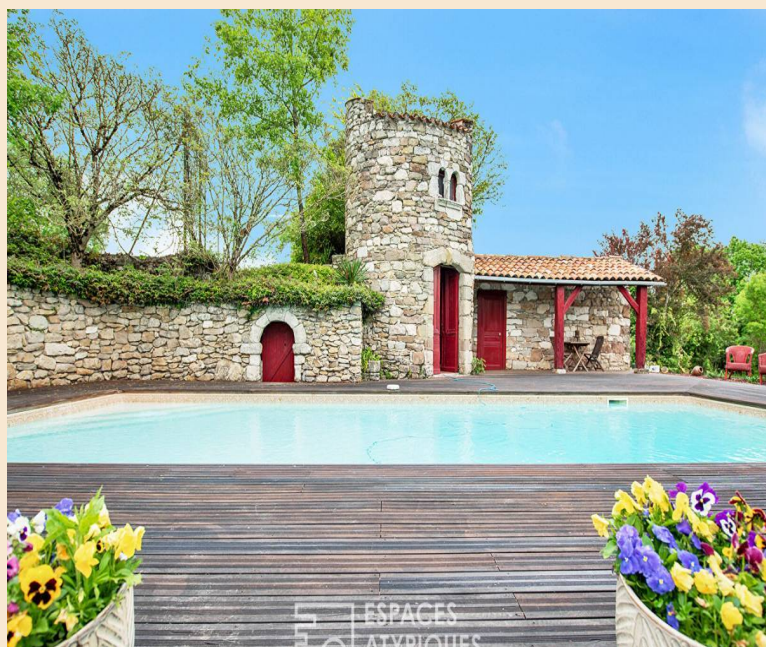


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Old mill carefully renovated in a preserved setting

Tarn , Occitanie



€570,000

inc. of agency fees

4 Beds 2 Baths 202 sqm 1 ha

In the heart of a bucolic environment, near the listed village of Lautrec, this carefully renovated 18th-century mill offers a living area of just over...

At a Glance

Reference MFH-EAT10992

Bed 4

Land 1 ha

Near to Toulouse

Bath 2

Pool Yes

Price €570,000

Hab.Space 202 sqm

Land Tax N/A

Property Description

In the heart of a bucolic environment, near the listed village of Lautrec, this carefully renovated 18th-century mill offers a living area of just over 200 sqm, all built around beautiful living spaces, several bedrooms, and a separate dwelling. The property is set on a vast wooded plot, complete with rare leisure facilities: swimming pool, tennis court, guest house, garage, and workshop. The interior combines the charm of the old with a contemporary renovation with meticulous finishes. The reception rooms open generously to the exterior and benefit from through-light. On the ground floor, we find a fitted kitchen, with simple and contemporary lines, which dialogues with raw materials such as stone and exposed beams. The living room, with its stone fireplace and warm parquet flooring, invites conviviality and comfort. A laundry room completes this ensemble. The sleeping area consists of three spacious bedrooms, including a master suite, ideal for family life or hosting guests. Outside, covered terraces extend the living spaces into a lush, private garden. The grounds include a perfectly integrated swimming pool, a tennis court, and several outbuildings, including a separate guest house, ideal for a BetB or hospitality business. The peaceful setting and mature vegetation enhance the sense of tranquility. With its history, its size, its amenities, and its location in the heart of nature, this rare property offers a unique lifestyle, combining authenticity and modern comfort. Closed double garage / Workshop Pellet boiler Swimming pool Covered terrace Guest house Shops, schools, transport: 5 min Castres-Mazamet airport (daily connections to Paris): 20 min Toulouse: 1h10 ENERGY CLASS: D / CLIMATE CLASS: B Estimated average amount of annual energy expenditure for standard use, based on average indexed energy prices for 2021, 2022 and 2023: between 4,341 and 5,873 euros Information on the risks to which this property is exposed is available on the Géorisques website:

Summary

Property type:	Countryside house
Bedrooms:	4
Bathrooms	2
Price	€570,000

Key Information

Internal Area:	202 sqm
Land Area:	1 ha
Has a Garden	Yes
Swimming Pool?	Yes

Location: Occitanie



Gallery





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C. BAUER – Sunday Times

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S. and L. BROWN



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