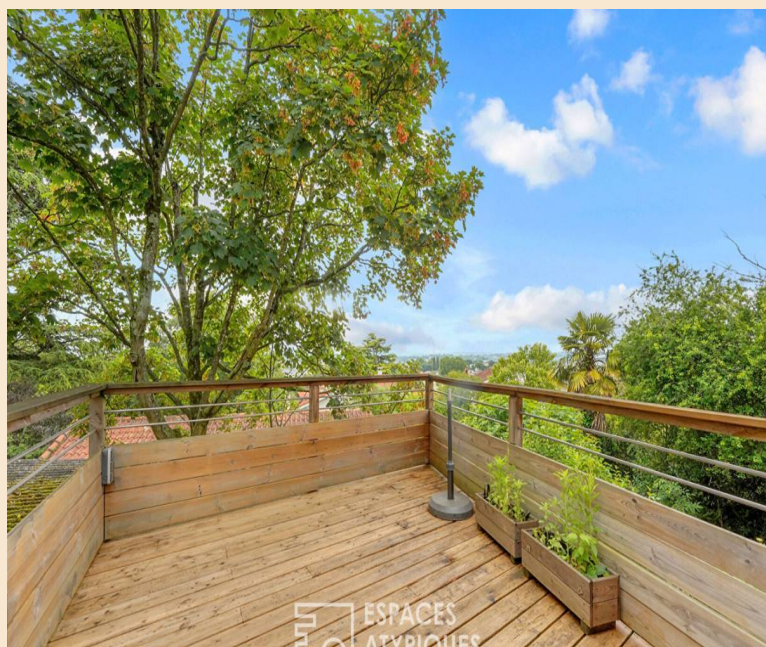


[Click to view MFH-EAT11467](#)

Basque-style house with garden and terrace in the Bonnefoy district

Haute-Garonne , Occitanie



€540,000

inc. of agency fees

4 Beds 1 Baths 139.25 sqm 0.02 ha

Nestled in the quiet and sought-after Bonnefoy neighborhood, this Basque-style terraced house offers 139 sqm of living space. Built in the 1930s, it captivates...

At a Glance

Reference MFH-EAT11467

Bed 4

Land 0.02 ha

Near to Toulouse

Bath 1

Pool No

Price €540,000

Hab.Space 139.25 sqm

Land Tax N/A

Property Description

Nestled in the quiet and sought-after Bonnefoy neighborhood, this Basque-style terraced house offers 139 sqm of living space. Built in the 1930s, it captivates with its authentic character. From the first floor, the entrance opens onto a vast 35 sqm living room, bathed in light and designed for conviviality. This welcoming space is partially open to a fitted and equipped kitchen, in a spirit that is both practical and aesthetic. The whole extends naturally onto a pleasant terrace offering an unobstructed view, ideal for summer evenings. A large bedroom completes this level. On the upper floor, two bedrooms share a shower room and a separate toilet. A second terrace enriches this space, providing height and a pleasant view of the surroundings. The garden level houses a fourth bedroom with its shower room and toilet, as well as a laundry room. A hallway leads to a garden with rustic charm, decorated with a covered wooden terrace, a real intimate cocoon sheltered from view. An adjoining garage completes the features of this house with its unique architecture, perfect for family life in the heart of a rapidly evolving neighborhood. ENERGY CLASS: D / CLIMATE CLASS: D? Estimated average amount of annual energy expenditure for standard use, established from 2021 energy prices: between EUR3,000 and EUR4,110. Information on the risks to which this property is exposed is available on the Géorisques website Sales agent: Clément Lagarde - EI - RSAC number 903 635 464 - 06 50 13 38 59

Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€540,000

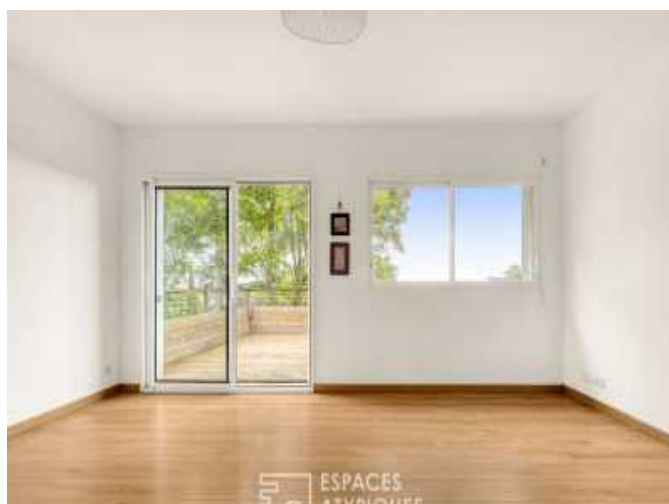
Key Information

Year Built:	1930
Internal Area:	139.25 sqm
Land Area:	0.02 ha
Has a Garden	Yes

Location: Occitanie



Gallery





As Featured in

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C. BAUER – Sunday Times

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S. and L. BROWN



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