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## Detached house 230m<sup>2</sup> - 6 bedrooms - pool on 508m<sup>2</sup> in a nice town

**Pamiers** , **Ariège** , **Occitanie**



# €269,500

inc. of agency fees

7 Beds   2 Baths   230 sqm   0.05 ha

Detached town house 230m<sup>2</sup> with small independent studio and semi inground pool on a plot of 508m<sup>2</sup>. Ground floor: kitchen/living/dining room 41.6m<sup>2</sup>, utility room 12.2m<sup>2</sup>, wc. 1st floor: 2 bedrooms...

### At a Glance

<b>Reference</b>	MFH-MPAR02312	<b>Near to</b>	Pamiers	<b>Price</b>	€269,500
<b>Bed</b>	7	<b>Bath</b>	2	<b>Hab.Space</b>	230 sqm
<b>Land</b>	0.05 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Detached town house 230m<sup>2</sup> with small independent studio and semi inground pool on a plot of 508m<sup>2</sup>. Ground floor: kitchen/living/dining room 41.6m<sup>2</sup>, utility room 12.2m<sup>2</sup>, wc.

1st floor: 2 bedrooms 21.5m<sup>2</sup> and 42.6m<sup>2</sup>, office 7m<sup>2</sup>, bathroom with wc 4.4m<sup>2</sup>, small balcony.

2nd floor: 4 bedrooms 17.6m<sup>2</sup>, 23.8m<sup>2</sup>, 10m<sup>2</sup>, 11m<sup>2</sup>, dressing room 4.8m<sup>2</sup>, bathroom 6.9m<sup>2</sup>, wc, large

balcony.

Attic not suitable for conversion.

The garden, entirely closed, is located at the back of the house. There is a semi inground swimming pool and a small studio of 32m<sup>2</sup> (kitchenette, bedroom with shower and separate wc).

The house is in good condition, PVC double glazing, town gas, mains drainage. The roof is not insulated.

Possibility to build in the attic.

The property is located in the centre of PAMIERS, a large town close to all amenities (bakery, greengrocer, butcher, etc... accessible on foot). Also close to the lycée Irénée Cros, the collège JEAN XXIII, an EHPAD and the IFSI.

Toulouse airport less than 1 hour away.

Translated with [www.DeepL.com/Translator](https://www.DeepL.com/Translator) (free version)

## Summary

Property type:	House
Bedrooms:	7
Bathrooms	2
Price	€269,500

## Key Information

Internal Area:	230 sqm
Land Area:	0.05 ha

## Location: Occitanie



## Gallery









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**C. BAUER – Sunday Times**

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