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## Village house with converted barn on 3 levels, garage, swimming pool and...

**Le Mas-d'Azil** , **Ariège** , **Occitanie**



# €219,000

**inc. of agency fees**

**2 Beds   1 Baths   180 sqm   0.1 ha**

Village house with converted barn on 3 levels, garage, swimming pool and garden of approx 1000m<sup>2</sup>. Ground floor: fitted kitchen...

### At a Glance

**Reference** MFH-MPAR02315

**Bed** 2

**Land** 0.1 ha

**Near to** Le Mas-d'Azil

**Bath** 1

**Pool** No

**Price** €219,000

**Hab.Space** 180 sqm

**Land Tax** N/A

### Property Description

Village house with converted barn on 3 levels, garage, swimming pool and garden of approx 1000m<sup>2</sup>.

Ground floor: fitted kitchen 25.5m<sup>2</sup>, dressing room 9m<sup>2</sup>.

1st floor (access by abalone staircase): living room 70m<sup>2</sup> with balcony 15.86m<sup>2</sup>, bar area (sink) potential to be transformed into a large living room with kitchen, (this living room has been fitted out in an old barn), bedroom 24m<sup>2</sup>, bathroom 9m<sup>2</sup> (shower, bath, basin), wc

2nd floor: bedroom 16m<sup>2</sup>.

On the ground floor of the barn, there is a spacious garage 46m<sup>2</sup>.

The garden is located at the back of the house. There is a covered terrace and a swimming pool.

The house is in good condition, renovation work approx. 20 years ago for the house and 2012 for the barn (doubled walls + insulated and vapour barrier...), double glazing, roller shutters, heating by reversible air-conditioning, roof redone for the most part approx. 11 years ago, insulation on the floor by the attic, sandwich panels on the extension and glass wool in the roof for the part with the second floor, mains drainage, fibre...

The property is located in a village less than 10 minutes from Daumazan sur Arize or Le Mas d'Azil. Montesquieu Volvestre at 18 minutes. Saint-Girons at 35 minutes, Pamiers/Foix at less than 30 minutes. Toulouse Airport 1h15.

### Summary

Property type:	House
Bedrooms:	2
Bathrooms	1
Price	€219,000

### Key Information

Internal Area:	180 sqm
Land Area:	0.1 ha

### Location: Occitanie



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**S. and L. BROWN**



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