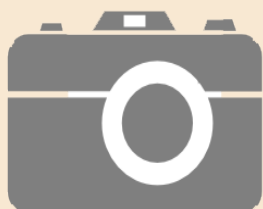


[Click to view MFH-ADF1626133](#)

## Countryside house for sale in Hautes-Pyrénées

Lourdes , Hautes-Pyrénées , Occitanie



**€166,000**

inc. of agency fees

6 Beds      175 sqm      0.15 ha

Located 8 minutes from Lourdes, nestled in a typical Pyrenean village, at an altitude of 575 metres and facing east/west, this old...

### At a Glance

<b>Reference</b>	MFH-ADF1626133	<b>Near to</b>	Lourdes	<b>Price</b>	€166,000
<b>Bed</b>	6	<b>Pool</b>	No	<b>Hab.Space</b>	175 sqm
<b>Land</b>	0.15 ha			<b>Land Tax</b>	N/A

### Property Description

Located 8 minutes from Lourdes, nestled in a typical Pyrenean village, at an altitude of 575 metres and facing east/west, this old farmhouse is spacious and quiet with a living space of 175 m². Partially renovated, it is composed of a living room, a big dining room, two kitchens, 6 bedrooms, a bathroom and a shower-room, on a plot of 1500 m².

The ground floor is composed of a nice living area with a kitchen area (37.5 m<sup>2</sup>), a big sitting room (20.5 m<sup>2</sup>), a second kitchen (7.9 m<sup>2</sup>), a bedroom (10 m<sup>2</sup>), a shower-room (6 m<sup>2</sup>) with a toilet and a pantry (4.9 m<sup>2</sup>). Upstairs, there are 5 bedrooms, a study area and a bathroom with a toilet.

The property is in a dominant position, which has unobstructed views.

The roof has natural slate tiles.

Some of the insulation is provided by glasswool.

Some of the joinery is PVC and double-glazed with roller shutters; then wooden and single glazed with wooden folding shutters.

Heating and hot water provided by a gas-fired boiler (tank outside), in addition to wood-burning inserts.

Sewage connected to mains drainage.

Some work is necessary (electricity, insulation, updating...).

There is a wood shed and a garden shed on the plot of land.

If you're looking for a family home or a second home for the family and friends, quietly situated in a small town and near a town with all conveniences, this house is for you. In the heart of the Pyrenees, you're going to enjoy skiing, hiking, cycling, mountain biking, fishing...

Located 8 minutes from Lourdes and all conveniences, as well as primary and secondary schools, businesses, doctors...; 10 min from a train station; 20 min from the airport Lourdes Tarbes; 35 min from the ski resort Cauterets; 40 min from the ski station Grand Tourmalet.

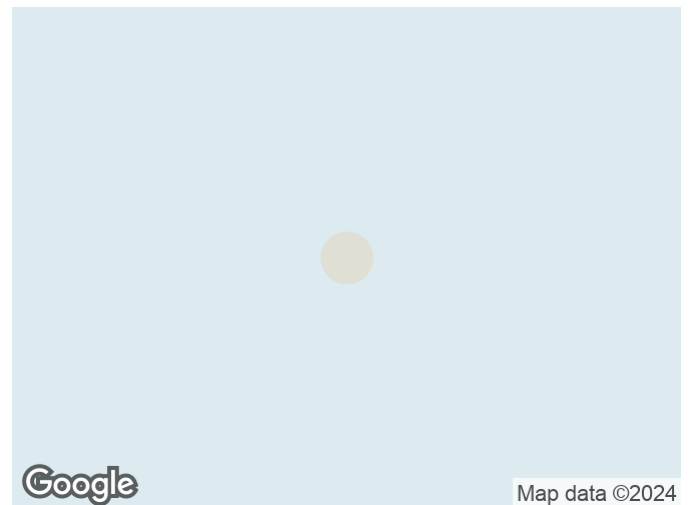
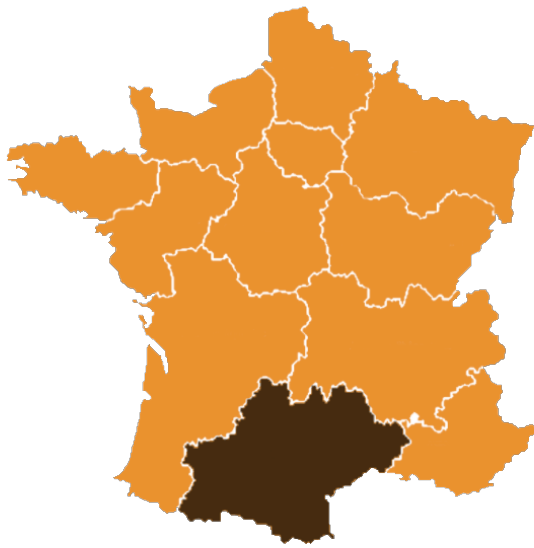
## Summary

Property type:	Countryside house
Bedrooms:	6
Price	€166,000

## Key Information

Internal Area:	175 sqm
Land Area:	0.15 ha

## Location: Occitanie



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You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

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**C. BAUER – Sunday Times**

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