



16, Avenue de la Marne - 65000 TARBES
Tel.-Nr. : 0033 (0) 562.345.454 - Fax-Nr. : 0033 (0) 562.346.660
abafim.de

Kontakt auch per E-Mail unter contact@abafim.com

Renovated town house

270 000 € [Gebühren an den Verkäufer]

- Referenz : AF25999
- Zimmeranzahl : 6
- Schlafzimmeranzahl : 3
- Wohnfläche : 170 m²
- Grundstücksfläche : 650 m²
- Grundsteuer : 510 €



Located 5 minutes from Tournay, this big renovated house measures about 170 m² and is composed of a living room, a dining room, an equipped kitchen, 3 bedrooms and 2 shower-rooms, all on a garden of more than 600 m².

The front door opens onto a big 18 m² hall that gives onto a big 18 m² kitchen that is fully fitted and with a pantry. The kitchen communicates with the 23 m² living room, which has a pellet-burning heater and gives onto a big tiled terrace. A hallway with cupboards leads to a 16 m² bedroom, a 6 m² bathroom, a separate toilet and a laundry room.

Upstairs, the 15 m² landing could be used as a nice study area. There are two bedrooms (12 m²; 18 m²), a shower-room and a separate toilet. A big additional room could be created in a magnificent 15 m² room with exposed stones and a mezzanine. The entire floor has wonderful old parquet flooring.

A staircase leads to a big attic, perfect for storage.

The house also has a big adjoining garage (20 m²) with an automatic door, a workshop (10 m²) and a big barn (about 50 m²) that gives onto the fenced-in garden that has an automatic gate.

Heating via electric radiators, in addition to the pellet-burning heater. Frames are PVC, double-glazed and all equipped with connected electric roller shutters. Electric hot-water heater. Drainage connected to a microstation that is up to code.

Located 5 minutes from Tournay; 16 min from Lannemezan; 20 min from Bagnères de Bigorre; 25 min from Tarbes; 1 hr 30 min from the airport in Toulouse; 50 min from ski slopes; 2 hr from the Atlantic Ocean.

ENERGIEVERBRAUCH : D (188)

TREIBHAUSGAS : A (6)