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## Bungalow View Pyrenees

**237 000 €** [ Gebühren an den Verkäufer ]



- Referenz : AF26233
- Zimmeranzahl : 5
- Schlafzimmeranzahl : 3
- Wohnfläche : 100 m<sup>2</sup>
- Grundstücksfläche : 3 900 m<sup>2</sup>
- Grundsteuer : 626 €



Located between Trie-sur-Baïse and Mielan is this ravishing bungalow for sale offering 100m<sup>2</sup> of living space including a living room, kitchen and three bedrooms. There are 3900m<sup>2</sup> of land with flowers and a view of the Pyrenees.

The entrance of the house opens to a 26m<sup>2</sup> living space with lots of natural light via the patio door which opens to the south-facing terrace. The 13m<sup>2</sup> fitted kitchen also has a patio door to the terrace.

A passageway leads to three bedrooms of 9m<sup>2</sup> each with built-in storage and a 7m<sup>2</sup> bathroom with both bath and shower.

The 20m<sup>2</sup> larder has the hot water storage tank and a tap. There is a 70m<sup>2</sup> garage with workshop, not attached to the main house.

Windows are double glazed. There is fuel powered central heating and a wood burner (55cm logs). The roof is covered in tile and the property is served by a septic tank.

The land is flat and has flowers and trees. There are numerous fruit trees (kiwi, mirabelle, fig, pear and apricot), an aviary and a vegetable patch.

You will be 6 mins from Mielan, 8 mins from Trie-sur-Baïse, 20 mins from Mirande, 40 mins from .....

**ENERGIEVERBRAUCH : D (160)**

**TREIBHAUSGAS : D (36)**