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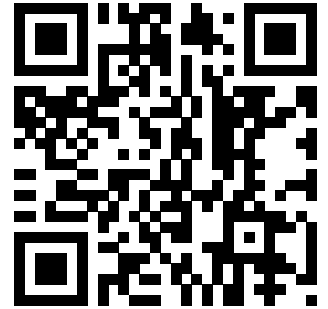
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Village Home

229 000 € [Honorarios al vendedor]

- Referencia : AF26276
- Número de habitaciones : 5
- Número de habitaciones : 4
- Espacio habitable : 125 m²
- Superficie del terreno : 1 500 m²
- Impuesto sobre bienes inmuebles : 240 €



Located between Sauvererre-de-Bèarn and Mauleon is this 150m² village home offering a living/dining room, kitchen, four bedrooms, two washrooms, a garage, car shelter and 1500m² of enclosed land with trees.

The house may be accessed via the ground floor entrance or there is an exterior staircase leading directly to the upper floor thus possibility to create two independent dwellings exists.

The ground floor consists of an 11m² entrance, a washroom, three rooms (11m², 12m² & 17m²) a 30m² garage and a laundry room which also houses the heating boiler.

An interior staircase leads up to a 10m² corridor serving two bedrooms (12m² each), a 30m² living/dining room equipped with a wood burner, a 14m² kitchen and a washroom.

These rooms benefit from a splendid view of the surrounding countryside and the Pyrenees.

Outside, the land has trees and a car shelter.

Heating is provided by an air/water heat pump system. There is a geothermal 150 litre hot water system. The property is served by an individual sewage system (micro station installed in 2022). The windows have one pane of glass. A general modernisation of the house should be allowed for.

You will be 10 mins from commerce and services, 1h from Biarritz, 1h from Spain and from skiing.

CONSUMO DE ENERGIA :

D (200)

EMISIONES DE GASES DE EFECTO INVERNADERO : A (6)