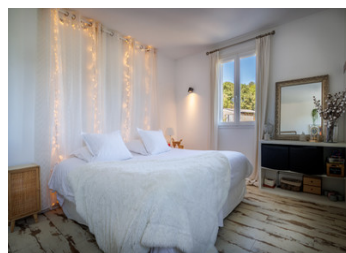


## GORGEOUS MAISON DE MAÎTRE + SWIMMING POOL + 2000 M2 GARDEN + 45 M2 INDEPENDENT COTTAGE + FULLY RENOVATED



## INFORMATION

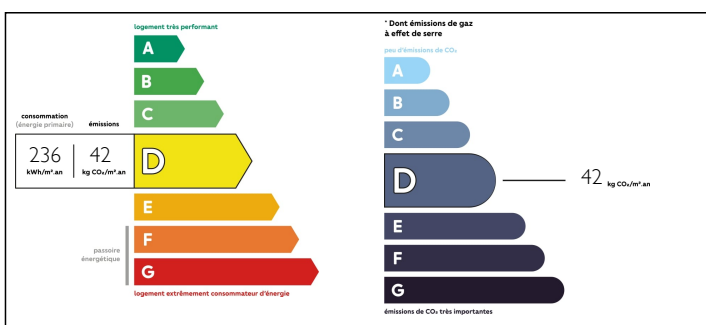
Town:	Lourdes
Department:	Hautes-Pyrénées
Bed:	3
Bath:	3
Floor:	185 m2
Plot Size:	2000 m2



## IN BRIEF

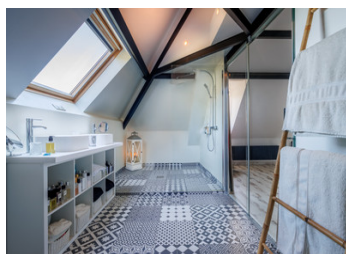
This secret oasis offers its future owners, luxurious open-plan living and a wonderful private garden with a swimming pool. Hidden in a lovely village near Lourdes, you will be only a few steps away from a delicious bakery and 3 restaurants, surrounded by beautiful views on the hills and Pyrenees mountains.

## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## LOCAL TAXES

Taxe foncière: 2100 EUR

## NOTES

## DESCRIPTION

The property benefits from 3 bedrooms, 3 bathrooms, living room of 70m2, carport for 2 cars, parking for 4 cars, and a brand-new heated swimming pool. For your guests, you will also have a recently renovated independent 45m2 house with its own kitchen, bathroom, and a bedroom.

Entering through the main, electric gate, you will feel right away at ease and secured. There is a large parking with room for 4 cars that leads to a beautifully maintained garden full of greenery around.

The current owners spent a long time re-imagining, planning, designing and developing the interiors, as well as the beautifully landscaped garden.

On the ground floor, the spacious living room features a relaxing corner in front of the pellet burner connected with a dining room next to a stunning decorative fireplace (that could be put to use if desired). The kitchen has been designed with the most ambitious cooks and organizers of large parties in mind. Very functional with double induction stove, two ovens, and a pantry next door. The first floor offers a master bedroom with its own bathroom, a second bedroom, an additional bathroom, and a dressing room. Each of the bedrooms has two windows facing south-east side, giving the rooms a lot of light throughout the day. The second floor, right in the attic, houses a very modern en-suite bedroom with an amazingly bright bathroom with an Italian shower. In case of very hot summers, this floor features air-conditioning....