

Wonderful, stylish, vibrant, one-bedroom townhouse situated in a stunning white stone village.



INFORMATION

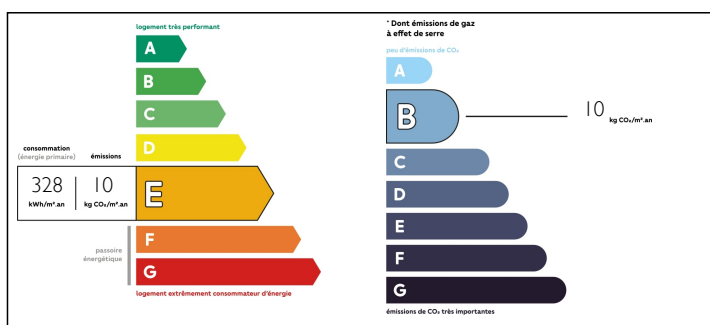
Town:	Montpezat-de-Quercy
Department:	Tarn-et-Garonne
Bed:	1
Bath:	1
Floor:	80 m2
Plot Size:	0 m2



IN BRIEF

Montpezat-de-Quercy is a French commune in the northern part of the Tarn-et-Garonne département, in the Occitanie region. Historically and culturally, the commune is in the Quercy Blanc region, and owes its name to its Tertiary lacustrine limestone. The village has most amenities including two excellent restaurants. Popular with tourists due to its beauty and history, Quercy blanc features lots of music and culinary events each summer with Montpezat hosting an annual Fête du Vin. This fabulous property is as colourful and characterful as the commune in which it sits. Decorated in a vibrant 1950s boutique style this historic townhouse is situated right in the heart of the village and next to the Couvent des Ursulines with its beautiful garden and cloisters. A good-sized salon leads through to a lovely bright, stylish kitchen diner with an authentic 1950s patisserie counter. An attractive staircase leads up to the large bedroom, fabulous bathroom,...

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: 527 EUR

NOTES

DESCRIPTION

OUTSIDE: Although the property does not have a garden, since it sits between two narrow impasses, the residents have lots of colourful plant pots and convert the lanes into lovely outside spaces in summer.

GROUND FLOOR:

SALON (5.1 x 4.5m) with glass doors, tiled floor, original beams, dado rail, and original wall-mounted 1950s venetian mirror

KITCHEN/DINER (3.7 x 5.0m) with authentic 1950s glass patisserie counter and shelving, large oven, gas hob, storage units and sink.

Attractive wooden staircase leads to:

UPSTAIRS:

BEDROOM: (5.35 x 4.5) Very stylish, good-sized room with marble fireplace, wall panels, large window, original beams.

BATHROOM (4.5 x 3.5m) lovely bright, colourful bathroom with original features, double basin, large bath.

DRESSING ROOM (3.0 x 1.0m) Plenty of hanging space

WC: Separate WC

The door panels of both the dressing room and the WC feature unique sketches hand-painted by a local artist.

ATTIC: a decent-sized attic, accessed by a pull-down ladder, provides some extra storage space.

The property has double-glazing throughout, is on mains drainage, and is in very good condition. The property can be sold partly-furnished.

This beautiful property will not be around long and viewing is highly recommended.

LOCATION:

Pharmacy, bars, restaurants, post office, shops, tabac, are all within a short walk.

DRIVING TIMES:

MONTAUBAN - 30 MINS