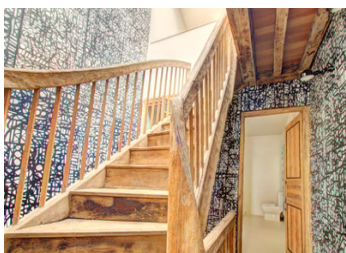
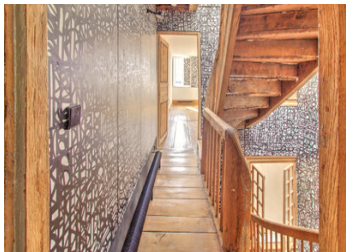


DELIGHTFUL TOWNHOUSE IN HISTORIC BAYONNE + PERFECT FOR A PRIVATE RESIDENCE OR UPMARKET COMMERCIAL PREMISES...



INFORMATION

Town:	Bayonne
Department:	Pyrénées-Atlantiques
Bed:	4
Bath:	1
Floor:	189 m2
Plot Size:	0 m2



IN BRIEF

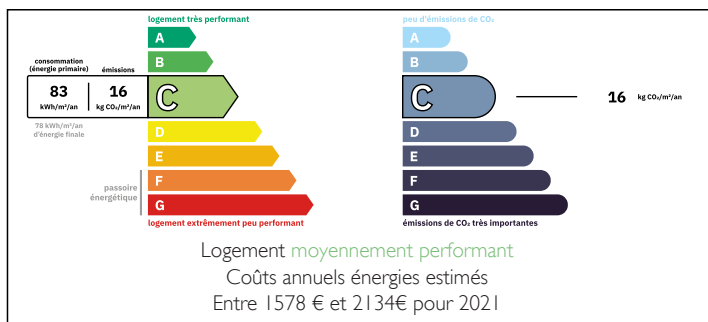
"Conceived as a work of art", this historic townhouse in the centre of Bayonne is truly a delight!

Dating back to 1730, the house is a glorious fusion of ancient and modern... an ancient oak staircase ascends a stairwell decorated with hand-painted murals in Indian ink... wooden ceiling beams alternate with coiled rope panels... and the property's beautiful wooden floorboards hark back to the days of galleons and pirates!

Ready to move into, this superb townhouse is perfect for a family home or a holiday home - with beaches just a 10-minute drive away and the Pyrénées less than 30 minutes away. In addition, shops, restaurants, bars, theatres and schools are all within easy walking distance!

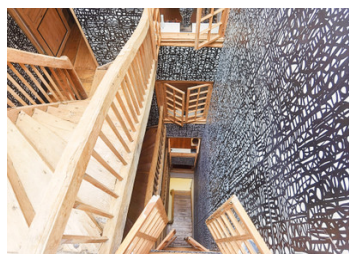
Should you be looking for upmarket commercial premises, all or part of the property would be

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.



DESCRIPTION

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Built in 1730, this superb six-storey building of about 195m² has had several reincarnations. Originally constructed as a "Deux Clefs" apartment building, each floor comprised one apartment with two rooms - one at the front of the building, the other at the back. Both rooms would need a key, because to access either room, you had to cross a communal landing next to the building's central staircase.

Sometime later, the building was used by farmers and merchants as a grain and seed store for transporting their grain and seeds via the nearby River Nive. The property was then abandoned and fell into ruin, until Christian Astuguevieille, a famous French designer, bought the building in 2007.

Christian Astuguevieille registered the property as commercial premises and used the rooms as workshops/studios and a gallery. Luxurious home comforts were added, such as a kitchen, a utility room, a vast shower room and a dressing room with exquisite made-to-measure furniture (which is included in the sale).

The current owners re-registered the whole building for residential use when they bought it in 2021, but the new owner should have no difficulty in re-registering all or part of it for business purposes.

This stunning townhouse is completely adapted to modern living, although the traditional 18th-century architectural features remain and have been lovingly restored... a colombage façade, exposed wooden beams, fabulous wooden floorboards made from the decks of pirate ships and the massive oak staircase that ascends all the way up to the top floor.

Complementing...

LOCAL TAXES

Taxe foncière: 2889 EUR

NOTES