LEGGETT
IMMOBILIER INTERNATIONAL

www.frenchestateagents.com

Ref: A48992YJR65 Price: 575 000 EUR

agency fees included: 5 % TTC to be paid by the buyer (550 000 EUR without fees)

Wonderful house with character, walking distance to all amenities. Beautiful terrace and lift to all floor















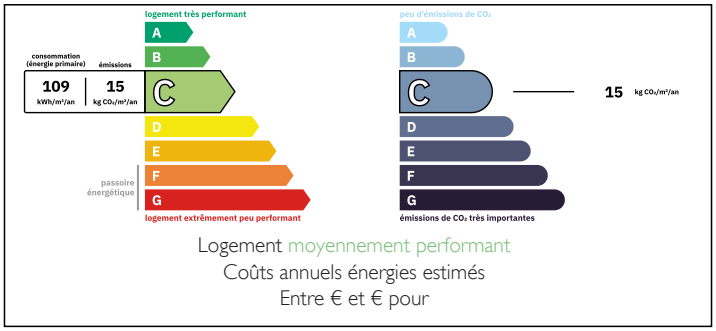
INFORMATION

Town:	Bagnères-de-Bigorre
Department:	Hautes-Pyrénées
Bed:	4
Bath:	4
Floor:	240 m2
Plot Size:	0 m2

IN BRIEF

A rare property in terms of its character, level of comfort and location, ideal for lovers of beautiful homes and authenticity. In the centre of Bagneres de Bigorre.

ENERGY - DPE



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Coûts annuels énergies estimés
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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.

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NOTES

DESCRIPTION

In the historic centre of Bagnères-de-Bigorre, discover this elegant townhouse of approximately 240 m², lovingly and thoroughly renovated, where old-world charm blends with contemporary comfort.

Behind its traditional façade, this property reveals a unique atmosphere: exposed stonework, parquet flooring, vintage cement tiles, a characterful staircase, glass-roofed areas and spacious, light-filled rooms.

Spread over five levels served by a private lift, it offers an original and particularly comfortable interior layout.

The ground floor comprises several additional spaces: a study, a library, a music or relaxation room and a utility room, allowing for a variety of uses to suit your preferences.

On the first floor, a magnificent reception area features a light-filled living room, extending onto a landscaped terrace of approximately 25 m² facing south – a real treat in the town centre. A bespoke fitted kitchen, featuring a glass roof, completes this level.

The upper floors feature four bedrooms, including a master suite with a walk-in wardrobe, en-suite shower room and balcony, as well as a second shower room.

Fully renovated, this house boasts high-quality fittings, including double-glazed wooden joinery, gas heating and a wood-burning stove.

Its prime location allows you to enjoy Bagnères-de-Bigorre life to the full, with shops, a market, restaurants and amenities within walking distance, whilst benefiting from the proximity of the...