

Beautiful Mountain Property with Superb Views in the Heart of this lovely Pyrenean Village



€ 275,000 fai

FCH1146

This beautifully renovated property sits in the heart of one of the most fascinating villages in the Aspe Valley. Situated on the “Via Tolosa” one of the routes of the Chemin de St Jacques de Compostelle, pilgrims have made a halt here since 1340 in the Abbey and still run by the same order of the founding monks.

The house is built on 3 levels and on entering, the hall opens into a small sitting room with fireplace on one side and a large storage area with a utility/laundry room and WC on the other side. The handsome wide staircase leads up to the first of four bedrooms and to the light and airy sitting room with stone fireplace fitted with a wood burner and views over the village and mountains. An archway through to the pretty open plan kitchen and the dining room where a door leads out to steps up to the first patio and the pretty terraced gardens at the rear of the property.

The lovely spiral staircase leads up to the second floor with an intriguing small room overlooking the village known as the prayer room, three further bedrooms one with access onto the large terrace, a bathroom with shower and separate WC. A door also leads from this floor directly onto the patio and into the delightful gardens.

Outside there are two good sized terraces with beautiful views of the mountains all around yet completely private, a rare

quality for a property in the heart of the village.

Adjoining the house is a barn of 50m2 providing a garage and wood store plus storage space and off road parking for a second vehicle.

There is also a plot of wooded land in the nearby mountains of approximately 2000m2 included in the sale of the property.

The village has a very good restaurant/Auberge, a bread depot and a renowned butcher. The small market town of Bedous is less than 10 minutes away and the larger market town of Oloron Sainte Marie with all amenities, large supermarkets etc..and its train line to Pau is just 20 minutes to the North.

There are many activities in the valley and surrounding area including walking with the famous GR10 running across the valley and the Chemin de St Jacques, fishing, canyoning and a hang gliding school on the doorstep the Spanish border is just 30 minutes away. In the winter there's a choice of ski stations within an hour - Astun which is just over the Spanish border or La Pierre St Martin both have snow parks and La Pierre St Martin has over 30kms of cross country skiing pistes.

The beautiful beaches of Biarritz and the Atlantic Coast are all under 2 hours away.

The area has 3 nearby airports - Pau for national flights and the international airports of Biarritz and Lourdes/Tarbes are all within 1hr45 of the property.

Information on the risks to which this property is exposed is available on the website Géorisques - <https://www.georisques.gouv.fr>

Property Features

Additional Information

Habitable Space : 190 m²	No of Rooms Total : 8	No. Reception Rooms : 2	No. of Bedrooms : 4
Bathrooms : 1	Shower Rooms : 0	W.Cs : 2	Utility Room : 21m2
Tax Fonciere : € 0.00	Heating : Electric low consumption	Hot Water : Electric	

Construction

Services

Year : 1765	Type : Residential	Tele / ADSL : Yes	Drainage : Mains drainage
Roof : Slate		Glazing : Single and double	Eco Features :

Grounds

Ancillary Buildings

Land Area : 3419 m²	Boundary : Fenced
Terrace : 15m2 and 35m2	Garden Well : No
Garage : 50m2	Car Port :
Swimming Pool :	
Outbuildings : Grange 50m2	

For Further Information, please contact.

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Joanne Davey

S.A.S. French Character Homes

French Character Homes
Telephone: +33 (0)5 59 12 28 13
Mobile: +33 (0)6 77 70 21 98
sales@frenchcharacterhomes.com
www.frenchcharacterhomes.com

R.C.S. PAU: 514275239 N° TVA : FR86514275239
Carte Transaction Immobilière CPI 6402 2017 000 019 047
délivrée par la CCI PAU-BEARN.

Affilié CGAIM 89, rue La Boétie – 75008 Paris