

Beautiful renovated Bearnaise Farmhouse with Exceptional Views of the Pyrenees Mountains



€ 450,000 fai

FCH977

Situated on a hillside 2kms from the village in the beautiful Jurancon wine region this lovely south facing property has panoramic views of the mountains.

Dating from the 19th century this lovingly restored stone property of 190m² offers light and spacious accomodation. Comprising a fully fitted kitchen with doors onto the shady covered terrace, entrance through to the sitting room with views over the gardens and mountains beyond with doors leading onto the south facing front terrace. A spacious living room with views to the mountains and original stone fireplace with wood burning stove to warm the winter evenings.

The first floor has 3 bedrooms all with fitted wardrobes including the master bedroom of 35m² with an en suite walk-in shower room and WC, a spacious office/study and a family bathroom with WC. The artists studio of 50m² can be accessed both from the first floor or by a separate outside entrance.

The garage is on the ground floor of the converted barn which also houses the boiler room for the oil fired central heating. The property has double glazing throughout.

Set in lovely gardens of 2600m² with mature trees and shrubs and a delightful swimming pool, vineyards and farmland to the

front and rear of the property.

The village is a gentle 2km stroll away and a 15 minute drive from the market towns of Oloron Sainte Marie and Monein. The elegant city of Pau and its airport is just half an hour away. This beautiful area is ideally place between the mountains and the sea, Biarritz and the beaches of the Atlantic coast and the nearest ski stations are just over an hour away.

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 m ²	No of Rooms Total : 7	No. Reception Rooms : 2	No. of Bedrooms : 4
Bathrooms : 1	Shower Rooms : 1	W.Cs : 3	Utility Room : Yes
Tax Fonciere : € 1157.00	Heating : Oil fired central heating	Hot Water : Boiler	

Construction

Services

Year : 1800	Type : Residential	Tele / ADSL : Yes	Drainage : Septic tank
Roof : Slate		Glazing : Double glazing	Eco Features :

Grounds

Ancillary Buildings

Land Area : 2641 m ²	Boundary : Fenced
Terrace : Yes	Garden Well : No
Garage : Yes	Car Port : No
Swimming Pool : Yes	
Outbuildings : Pool Cabin	

For Further Information, please contact.

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Document non-contractuel Mandat 2303 977

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Carte Transaction Immobilière CPI 6402 2017 000 019 047
délivrée par la CCI PAU-BEARN.

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