

A Rare Opportunity To Acquire One of The Most Iconic Buildings in The Béarn Region



€ 835,000 fai

FCH966

Most recently known as Maison du Gave before becoming Chambers du Pont de La Legend, this iconic house is the jewel of the Béarn. It commands breath-taking views of the river, the Gave d'Oloron, the town of Sauveterre de Béarn and its ramparts. The house was originally built as a refuge for pilgrims travelling the Compostela de St Jacques in the 12th century. Over the centuries it has been altered many times, its currently run as a Bed and Breakfast with a small restaurant and bar on the terrace.

The ground floor opens to a gorgeous light filled high-ceiling salon with a dining area and an open fireplace for guests to sit and relax. There is a professional kitchen which easily manages the demands of the restaurant, bar and guests with a large pantry and wine cave below for storing food and wine. Fittingly, a small bar room is accessible from the large terrace which has plenty of space for several tables and chairs; great for guests to enjoy an evening aperitif. The stunning views of a medieval village and the sound of water flowing down river are just right to share a game of boules on the boules court. The cloak room upon entry has two toilets for guests. The office area consists of a comfortable media room and annex room for storage; in addition, adjacent to the kitchen is large laundry room.

The first floor has four bedrooms. The first family suite has a king size bed and an ensuite bathroom featuring a bath, bidet, and separate WC and connected within the tower is a smaller room comprising of twin beds. The next two rooms along the corridor have showers and toilets ensuite. The final room on the first floor is a deluxe double with an ensuite deep bath. All the rooms on the first floor open on to private balconies and there is yet another, sheltered terrace to the rear of the property for more

private events. The second floor has been converted into a spacious 3-bedroom owners' apartment. The property includes quaint tiered gardens and an old ruin at the bottom with architectural plans prepared for a small one bedroom gite.

This magnificent property is located wonderfully for activities. Just outside the door is a river to swim or kayak in and seasonally one can fish for trout and salmon. The home is walking distance to the centre of the village shops. There are several interesting historical villages scattered within easy access by car or bike and within an hour of driving, one can be at the beach surfing or skiing in the mountains. It is a must see in a picturesque part of France.

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 : 385 m ²	No of Rooms Total : 11	No. Reception Rooms : 2	No. of Bedrooms : 7
Bathrooms : 5	Shower Rooms : 2	W.Cs : 9	Utility Room : Yes
Tax Fonciere : € 614.00	Heating : Town Gas Central Heating	Hot Water : Electric Water Tanks	

Construction

Year : 14th Century Remodel 1905 Type : Residential
Roof : Tiled

Services

Tele / ADSL : Yes/Yes Drainage : Mains Drainage
Glazing : Single Glazed Eco Features : No

Grounds

Land Area : 1985 m² Boundary : Partial Stone Wall
Terrace : Vast Terrace Overlooking the River Garden Well : No
Garage : No Car Port : No
Swimming Pool : No
Outbuildings : Gite for Renovation

Ancillary Buildings

For Further Information, please contact.

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