



## House in heart of town,

65000, Hautes-Pyrénées, Occitanie

# €223,000

Ref: AF25324

\* 3 Beds \* 95m<sup>2</sup>

Located in the heart of Tarbes, this semi-detached house has been tastefully renovated. With 95 m<sup>2</sup>, it is composed of a spacious living room, an equipped kitchen 3 bedrooms, 2 shower-rooms with toilets, a laundry room and a garage, all on 400 m<sup>2</sup> of land with a lovely terrace facing south and a small...

- Number of rooms: 4

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**French Entrée** 



## Property Description

Located in the heart of Tarbes, this semi-detached house has been tastefully renovated. With 95 m<sup>2</sup>, it is composed of a spacious living room, an equipped kitchen 3 bedrooms, 2 shower-rooms with toilets, a laundry room and a garage, all on 400 m<sup>2</sup> of land with a lovely terrace facing south and a small garden.

To the right of the front door is an equipped kitchen. It is modern, functional and measures 12 m<sup>2</sup>. It gives onto the laundry area. Then, to the left is a lovely 34 m<sup>2</sup> living room with a dual-aspect. It is flooded in light and has a patio door giving onto the magnificent paved terrace.

The ground floor also has a shower-room with a toilet.

A nice modern staircase leads to the next floor, which has a clearing leading to two bedrooms (9 m<sup>2</sup> & 15 m<sup>2</sup>) with sloping ceilings and storage space. They are followed by the third bedroom. It measures 12 m<sup>2</sup> and has a big closet. This floor also has a shower-room with a toilet.

The property also has a garage (17.5 m<sup>2</sup>), a terrace and a small garden.

The house was renovated with quality materials and you're going to adore how quiet it is, yet being in town.

Construction is traditional. The roof has flat black tiles. Windows are double-glazed. Electric heaters of heating. Connected to mains drainage.

Located 5 minutes from the centre of Tarbes; minutes from all conveniences; 5 min from the motorway and a national railway station (SNCF); 1 hr 30 min from Toulouse, Spain and the Basque Coast.

