

# Comminges, Restored 18th century Maison de Maître

Area Blajan

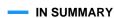
Habitable: 457 m<sup>2</sup>

**公** Usable:

C Land :

959 000 €

Luxurious residence for sale Haute Garonne. In the Comminges, beautiful restored 18th century Maison de Maître, offering about 457 m² of living space and its outbuildings in the heart of an enclosed, landscaped and shaded park of about 2.4 hectares. Property on 8 ha in total, ideal for hosting activity....



Rooms: 10 Bedrooms: 6 Bathrooms: 3 Swimming pool: no Garage place : 2 Parking space: 10 Outbuildings: yes

M Heat pump

Adsl

Advantages: Mansion and its outbuildings | Contemporary interior

### SERVICES

1st Shops: 5 mn

All shops : 15 mn

Н Health: 20 mn

Elementary: 15 mn

Middle School: 15 mn

High school: 20 mn

20 mn

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# **ENERGY INFORMATION**

Consommation conventionnelle 185,00 kWhep/m².an

Estimation des émissions 6,00 kg éqCO2/m².an















## DESCRIPTION

On the ground floor,
Entrance hall 25 m²,
Equipped kitchen 46 m²
Dining room 19 m <sup>2</sup> ,
Laundry room 39 m²,
Large 48 m² living room

On the first floor,

4 spacious bedrooms,

Bedroom 1 en suite:

Bathroom with Italian shower and washbasins

WC

Bedroom 2 en suite:

Bathroom with Italian shower and washbasins

WC

Dressing room,

Shower room 5 m<sup>2</sup>,

Bathroom 12 m<sup>2</sup>,

Italian shower, WC, bidet and washbasins

Office 17 m<sup>2</sup>,

Wc,

On the second floor,

2 large bedrooms, one of which is parental,

WC.

Underfloor heating on the ground floor and radiators on the first and second floors.

Two boilers:

Mitsubishi 2kW three-phase heat pump Central heating, the oil boiler can be used in addition.

De Dietrich oil-fired boiler

Solar panels for domestic hot water

Many outbuildings: 2 workshops,

carport,



barn,

garage for 3 cars

Independent apartment to renovate.

Beautiful volumes, bright spaces.

Residence completely renovated and tastefully furnished.

The charm of the 18th century with a contemporary touch.

Design Interior.

Green setting, quiet, shaded terraces.

Enclosed park, secured with automatic gate.

Solar panels.

Internet fiber.

This property offers development possibilities:

Gîtes, reception room, events,

