



## Exceptional Property In The Pyrenees



### Agent Info

Name: AGIR  
INTERNATIONAL

Company Name:

Country: France

Experience since: 2000

Service Type: Selling a Property

Specialties:

Property Type: Apartments, Houses

Phone: +33 (621) 811-179

Languages: English, French, Spanish

Website: <http://www.agir-france.com>

### Listing details

Property for: Sale  
Price: EUR 682,500

### Location

Country: France  
State/Region/Province: Nouvelle-Aquitaine  
City: Pau  
Address: Sud de Pau  
ZIP code: 64000  
Posted: Jul 16, 2024

### Description:

Nestled in a green setting in an authentic and popular mountain d'Ossau valley in the Pyrenees, at the start of the most beautiful hiking sites and 15 minutes from the ski slopes, this property is an extremely rare property in the area.. Set in a wooded park of more than 1,5 hectares enjoy an exceptional panoramic view of the valley and surrounding mountains from its heated infinity pool. The old barn converted into a residential house has a spacious and warm interior of 155 m<sup>2</sup> with high-end equipment that can accommodate up to 10 people thanks to its 3 atypical cosy interior cabins, a 15 m<sup>2</sup> bedroom with terrace to which is added a sofa bed, two bathrooms, and superb terrace with plunging views.

In addition to this old restored sheepfold, there is a small independent house completely renovated with superb comfort of 80 m<sup>2</sup> of living space including a living room, kitchen, bathroom and two bedrooms. Several possibilities: continue seasonal rental with a very good existing rental income, come and recharge your batteries with your family for the holidays in this haven of peace with high-end comfort, or simply live there. Simply exceptional !!! Ref: 2657

New: No  
Condition: Very Good



Tenanted: No

## Common

Bedrooms: 6  
Bathrooms: 3  
Finished sq. ft.: 230 sq m  
Lot Size: 15000 sq m  
Floor Number: 2

## Room details

Rooms: Sun room, Dining room, Family room  
Appliances: Dishwasher, Freezer, Range / Oven, Refrigerator  
Indoor Features: Fireplace, Vaulted ceiling, Fitted kitchen, Double pane/storm windows  
Floor Covering: Hardwood, Tile

## Utility details

Heating: Yes  
Heating Type: Heat pump  
Heating Fuel: Wood / Pellet

## Energy efficiency

Energy Consumption: E  
Energy Use (kWh/m<sup>2</sup>/year): 501  
Energy Emissions: C

## Building details

Parking: Yes  
Exterior: Stone  
Outdoor Amenities: Balcony/patio, Pool, Garden, Lawn  
Number of Floors: 2  
Roof: Slate  
View: Mountain  
Orientation: S

## Lease terms

Date Available:

## Additional information

Website URL: <https://www.agir-france.com/>

## Contact information

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IMLIX

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