

499 000 €

Contact agency

Castelimmo

10 place de la Liberté

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For sale house

10 rooms

Surface : 370 m<sup>2</sup>

Surface of the living : 37 m<sup>2</sup>

Surface of the land : 21233 m<sup>2</sup>

Hot water : Electrique

Inner condition : excellent

External condition : exceptional

Couverture : tiling

Features :

POOL, fireplace, Bedroom on ground floor, double glazing, Laundry room, Automatic gate, CALM

10 bedroom

3 terraces

1 bathroom

3 showers

3 WC

1 garage

10 parkings

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

16/08/2024 - Prix T.T.C



## House 5305 Castelsarrasin

Welcome to your oasis of tranquility! in the heart of an idyllic setting, this sumptuous residence. Located in a green and peaceful environment, an old farmhouse completely restored with top quality materials, extends over approximately 2 hectares of land. Offering a perfect fusion of traditional elegance and modernity, the 370 m<sup>2</sup> main house offers nine spacious rooms, including six bedrooms. As soon as you enter, you will be seduced by the charm of its bright living room, decorated with a majestic fireplace, and its fully equipped and fitted kitchen. To take full advantage of sunny days, a superb south-facing terrace invites you to relax and eat outdoors. In addition, a sumptuous master suite on the ground floor offers a privileged relaxation space, with bedroom, dressing room and a bathroom. Horse riding enthusiasts, this property will also delight you! With its horse boxes and the possibility of housing your equines on the adjacent plot of land, you will be able to fully enjoy your passion without leaving your haven of peace. In addition to the main house, a charming independent gîte offers you additional space to welcome your guests in a warm and comfortable setting. Composed of a living room with equipped kitchen, two bedrooms, a bathroom and a laundry room, this gîte is perfect for extending moments of conviviality in complete privacy. Finally, to complete this idyllic picture, you will have a garage space that can accommodate up to three cars, an electric gate, ensuring your

