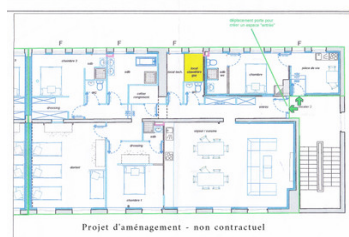


Apartment of 208 m , unfinished raw plateau, near La Mongie



ENERGY - DPE

DPE not required.

INFORMATION

Town:	LA MONGIE
Department:	Hautes-Pyrénées
Bed:	0
Bath:	0
Floor:	208 m2
Plot Size:	0 m2

IN BRIEF

This large apartment is a great opportunity to develop the accommodation of your dreams to spend your holidays in the mountains, which would also be suitable for rental investors.

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.

DESCRIPTION

Located just 10 minutes from the ski resort of La Mongie, this apartment to be converted offers many possibilities for stacking thanks to its large surface area.

The building was recently rehabilitated to give it a new lease of life and now offers modern services. The apartment is equipped with a new electricity meter, a town gas supply, several wastewater evacuation points, an internet connection via optical fiber, an intercom and all the windows are double glazed.

It is also possible to install a fireplace or a stove.

The sewage system has just been modified and brought up to current standards.

The place is quiet and far from the busy road, two parking spaces are available and the accommodation which is crossing offers an exceptional view of the south side as well as the north side.

Many activities are offered nearby: skiing, hiking, climbing, paragliding, fishing, mountain bike, etc ...

Four lots are available in the condominium, so it is possible to acquire several.

Co-owned building of 12 units
Provisional annual charges: 250€

Information about risks to which this property is exposed is available on the Géorisques website :
<https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe foncière: 450 EUR

Taxe habitation: EUR

NOTES