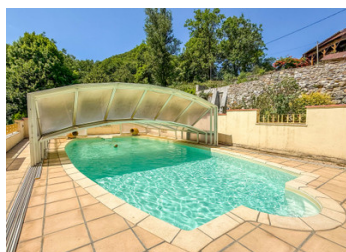
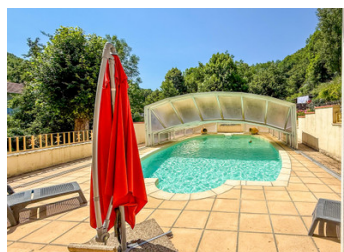


Bright 2-bed penthouse apartment in the heart of the Pyrenees just 2 mins to bar, restaurant, shop and bakers



## INFORMATION

Town:	Mauléon-Barousse
Department:	Hautes-Pyrénées
Bed:	2
Bath:	2
Floor:	59 m2
Outside Space:	10 m2



## IN BRIEF

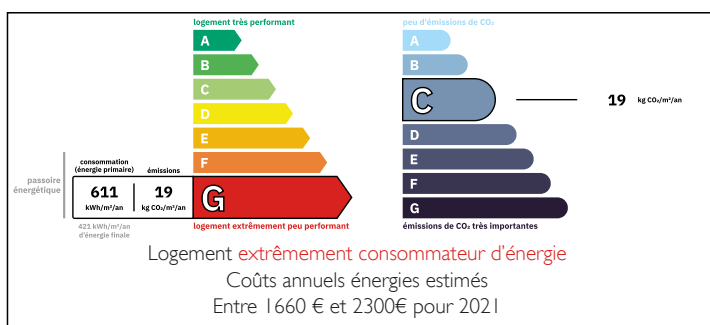
Discover the hidden gem of Mauleon Barousse, a picturesque village nestled in the heart of the French Pyrenees.

This charming village offers a perfect blend of authentic Pyrenean culture, natural beauty, and tranquility, making it an ideal destination for those seeking an escape from the hustle and bustle of everyday life.

This bright stunning 2-bedroom, 2-bathroom penthouse apartment is perfectly positioned in the heart of the village, offering the ultimate holiday home with rental potential. You have a bakery, mini-market, and a welcoming bar/restaurant right on your doorstep.

Featuring two private balconies, allocated parking, and access to a communal pool, this property is a gateway to mountain adventures and skiing.

## ENERGY - DPE



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.



## LOCAL TAXES

Taxe habitation: EUR

## NOTES

## DESCRIPTION

Step into this fully furnished duplex penthouse apartment, an inviting retreat accessed via charming vine-covered courtyard.

As you ascend the steps from the ground floor, you'll discover a light-filled haven.

Explore every corner of this delightful apartment with 360-degree tours, allowing you to appreciate each room from floor to ceiling and zoom in to further explore each room.

Upon entry, the hallway, with tiled floor and new electrical panel, leads to the two spacious double bedrooms, each with its own en-suite shower room.

### BEDROOM ONE (11.11 m2)

This attractive bedroom features a large window providing natural light, highlighting the warm tones of the lovely wooden flooring.

The adjoining private shower room (2.65 m2) offers:

- A towel radiator
- WC
- Extractor fan
- Wash basin set in a unit for storing toiletries
- Italian-style shower with attractive tiled walls

### BEDROOM TWO (9.28 m2)

Perfect for guests or family, this charming bedroom is outfitted with two comfortable single beds, a wooden floor, and a window that frames picturesque views of the vines and courtyard below. The en-suite shower (1.95 m2) has:

- A towel radiator
- Extractor fan
- Shower with tiled walls
- A practical wash basin set within a unit
- WC