

Under Offer Beautiful stone house with garden and parking in a peaceful village near Mirepoix

EXCLUSIVE

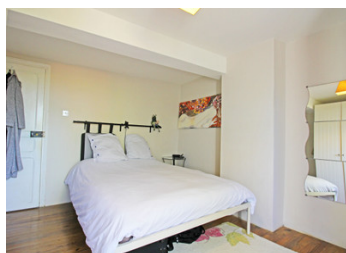


INFORMATION

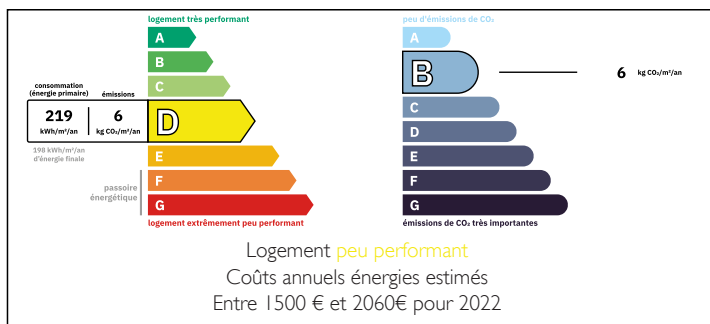
Town:	Mirepoix
Department:	Ariège
Bed:	4
Bath:	1
Floor:	151 m2
Plot Size:	1000 m2

IN BRIEF

In the pretty village of Lafage, not far from the popular tourist town of Mirepoix, you will find this charming house. A cosy living and dining room with a modern corner kitchen make the perfect spot to relax in front of the fire or prepare meals to enjoy in the generous rear garden. Upstairs there are four light-filled bedrooms, a family bathroom and another generous living room with a wood burner which could form a separate appartement with two of the bedrooms. The property also has a large garage and a similar sized barn for all your storage needs. The garden looks over the fields, woods and countryside around the village and has a large, terraced area as well as a separate building for storage, a workshop or wood. The village is only a 15-minute drive from Mirepoix...



ENERGY - DPE



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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 foncière: 1091 EUR

Taxe habitation: EUR

NOTES

DESCRIPTION

At the top of the pretty village of Lafage, next to the beautiful church and tower of the former castle, sits this delightful property. There is generous parking in front of the house to complement the garage and barn which provide space for vehicles or other storage.

A small hallway leads into the main property with a sliding wooden door opening onto the main living area on the ground floor. There is a comfortable seating area and a modern corner kitchen with a central breakfast bar, perfect for that morning coffee. There is a dining area, access to the rear garden as well as a small utility room.

On the first floor there is a wide corridor, which would make a nice open study or reading corner. A family bathroom with bath and shower looks out over the rear garden. Two large bedrooms are off the corridor on the South side of the house. The property has double glazing throughout and has been renovated extensively by the current owners. On the other side of the house there is another living room with an impressive fireplace and wood burner, a separate toilet and two bedrooms. This part of the property could easily be used as rental accommodation or to provide friends or family with additional privacy, as there is an entrance from the garage below. An attic space could be used for storage, as currently, or converted into a playroom.

To the rear...