

Magnificent 17C Ensemble with Family Home and Guest Cottage



€ 792,000 fai

FCH1018

This substantial stone farmhouse with its adjoining guest cottage enjoys 360° views of the rolling Béarnaise countryside and Pyrenees mountains. Dating back to circa 1650, this ensemble boasts an authentic family home of 250m² consisting of a private south-facing courtyard entrance, entrance hallway, dining room with adjoining scullery; a dining kitchen, large sitting room with stone fireplace and arched doors opening into the courtyard where there is a bespoke covered terrace. The first floor offers a master bedroom suite consisting of a large bedroom with a cathedral ceiling of 4.7m, an en-suite shower room, a dressing room and a small library. A second large bedroom of 32m² and a family bathroom completes the first floor. The second floor houses a large home bar / entertaining room and an attic area, both of which would serve as two additional bedrooms.

The guest cottage (105m²) is situated on the east side of the property and offers a large open plan kitchen and living room with woodturning stove. The first floor offers a master bedroom with en-suite shower room; a double bedroom and the family bathroom. The second floor offers two further bedrooms one of which has en-suite bathroom.

The ensemble sits in over one hectare of land with 360° views. Both dwellings have private mature gardens. The 12x6m pool was installed in 2007 and has unspoilt views over the the rolling countryside.

Situated on the hills above the lovely village of Lucq de Bearn with its beautiful abbey, weekly market and annual Art festival.

The property is situated off a quiet rural lane, just 5 minutes from Monein and 10 minutes from the 14C fortified town of Navarrenx, classed as one of the most beautiful villages of France! The beautiful historic city of Pau, its airport and international school can be reached in just over half an hour.

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

Property Features

Additional Information

Habitable Space : 355 m ²	No of Rooms Total : 10	No. Reception Rooms : 3	No. of Bedrooms : 7
Bathrooms : 3	Shower Rooms : 2	W.Cs : 6	Utility Room : Yes
Tax Fonciere : € 1100.00	Heating : Oil Fired & Electric	Hot Water : Oil Fired	

Construction

Year : 1650	Type : Residential
Roof : Slate	

Services

Tele / ADSL : Yes	Drainage : Septic Tank : 2021 report Conforms
Glazing : Mixed Double & Single	Eco Features : Partially Double Glazed, Well

Grounds

Land Area : 14553 m ²	Boundary : Partially Enclosed
Terrace : Several	Garden Well : Yes
Garage : Yes, 47.64m ²	Car Port : No
Swimming Pool : 12 x 6m	
Outbuildings : Garage 47.64m ² + Workshop 15.85m ²	

Ancillary Buildings

Garage 47.64m² + Workshop 15.85m²

For Further Information, please contact.

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