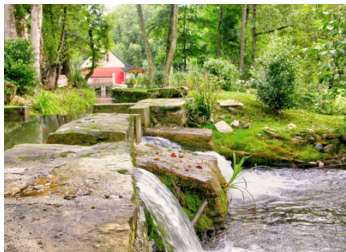


SOLD - UNIQUE MILL PROPERTY + 3 HOLIDAY COTTAGES + B&B ROOMS + 2.5 ACRES + MAGICAL SETTING...



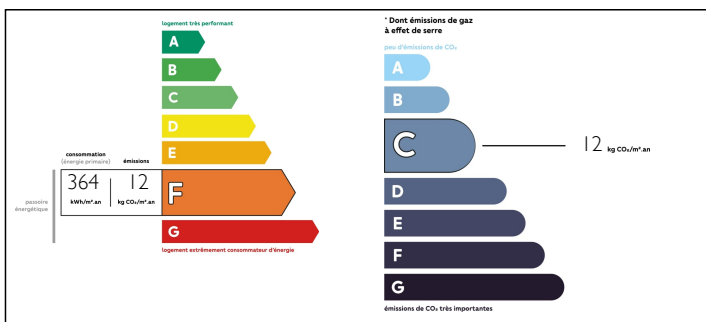
INFORMATION

Town:	Oloron-Sainte-Marie
Department:	Pyrénées-Atlantiques
Bed:	9
Bath:	6
Floor:	280 m2
Plot Size:	10060 m2

IN BRIEF

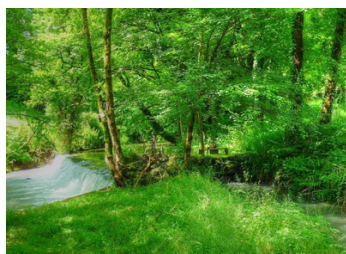
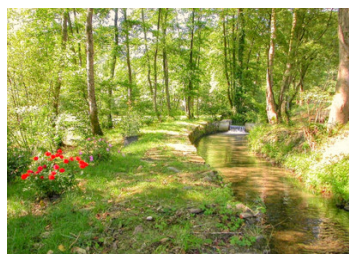
SOLD - This riverside property is located in a pretty village in the Vallée d'Aspe and comprises a main house with two gallery bedrooms (used for accommodating Bed and Breakfast guests and St-Jacques-de-Compostelle pilgrims), three holiday cottages, one of which is a 16th-century mill, a barn and 2.5 acres of land, which borders a river. The land is also crossed by two streams - one of which passes beneath the mill - making the land perfect for horses. Should you require more living space in the main house, one of the holiday cottage adjoins the main house and could be incorporated back into it. It might also be possible to convert the barn into more holiday accommodation, either to create a gîte or Bed and Breakfast suites. Guests love the property's proximity to Pyrénées ski resorts, Atlantic beach resorts and Spain, along with its very peaceful location. Alternatively, if you...

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 foncière: 1931 EUR

NOTES

DESCRIPTION

This delightful mill property is bursting with character and cachet, with the ancient mill itself dating back to the 1500s! Lovingly restored and renovated by the previous owners, the property and its holiday cottages are completely ready for the new owners to move into, although you might want to refresh some of the décor. The main house has a traditional gallery on the first floor, which overlooks a beautiful internal courtyard with a fountain. The mill building is set away from the main house and has a millstream running beneath it. There are two additional holiday cottages, along with an unconverted barn, which could be used for creating further rental accommodation.

Although the property is close to the centre of the village, there is no passing traffic, guaranteeing complete peace and tranquillity, with just the sound of the nearby river. Gates from the lane open into a parking area, with covered parking possible in the barn, which is located in the grounds at the end of a short track.

The main house (about 100m²) is adjoined by one of the holiday cottages, forming three sides enclosing the internal courtyard. The main house comprises a south-facing dining terrace, a kitchen and a main room with a sitting area, a dining area and an open fireplace. The internal courtyard is accessible from the main room, from where steps lead up to a charming gallery and two bedrooms, each with an en suite shower room. The bedrooms are...