

# BARNES

INTERNATIONAL REALTY | CÔTE BASQUE

”

15-20 MINUTES FROM BIARRITZ AND BAYONNE, VERY BEAUTIFUL  
RENOVATED SHEEPFOLD, PANORAMIC VIEW OF THE MOUNTAINS

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SELLING PRICE : Sold

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64200 Biarritz



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23, Boulevard Victor Hugo  
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278, Avenue du Touring Club  
40150 Hossegor

Camino Kalea, 1  
20004 San Sebastián

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## DESCRIPTION

Located in a very peaceful area, very beautiful sheepfold of 190 m<sup>2</sup> completely renovated with high quality materials. It features a large and warm living room with fireplace, 3 bedrooms and 2 bathrooms. Set on a plot of about 1.6 ha, it offers a panoramic view of the mountains. Large terrace facing south-west with jacuzzi. This exceptional property also includes a guest house of 50 m<sup>2</sup> and several outbuildings.

# FEATURES

Type de bien:	House	Surface:	190.0 m <sup>2</sup>	Terrain:	16722.0 m <sup>2</sup>
Charges:	-	Périodicité des charges:	-	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	-
Parking:	-	Compléments de loyer:	-	NB de pièces:	5 rooms
NB de chambres:	4 bedrooms	Honoraire à la charge:	to the buyer		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

## ENERGY PERFORMANCE DIAGNOSTIC

Diagnostic de performance énergétique (DPE) : D 218kWh/m<sup>2</sup>.year

Indice d'émission de gaz à effet de serre (GES) : B kg CO<sub>2</sub>/m<sup>2</sup>.an

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