Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 1194 • House - Lauzun •



DETAILS

Land surface: 1.1 ha

Number of bedrooms: 2

Number of levels: 1

Type of heating: bois et pompe à chaleur et électricité

Drainage/sewage: Pit all waters

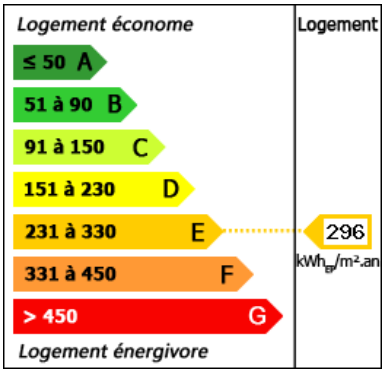
Swimming pool: No

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes closed hearth

Built: Not specified



Old house situated at the end of a small road in a rustic environment, quiet without being totally isolated on more than one ha adjoining, with an orchard, more dependence on non-en-suite.

115 m² living

11 000 m²

Non-binding document

- Eymet -
1 Place Gambetta
24500 Eymet
Tel : 05 53 22 53 80
eymet@valadie-immobilier.com

Price fees included

192 000 €

Agency fees: 6,7 % VAT included*
Price without fees: 180 000 €

*The agency fees are entirely at the cost of the purchaser

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• Description ref n°1194 •

House renovated in the last 10 years, requiring some finishing works, but living in the state at the heart of a quiet 10 min. de Lauzun
Warm interior (many of the elements, wood), comprising :
stay/kitchen of 40m 2 ground floor, 2 doors access to garden, double glazed windows, anti break-in
fireplace insert and electric radiators and air conditioning reversible
lounge of 25.5m2 ground parking, door access to garden, reversible air conditioning
room of 12m2 with toilet and shower, ground floor, electric radiator

hallway with staircase leading to converted roof space with large room /bedroom of 30m2 plus bathroom of 9m2 with bath and shower and wc

Dependence on non-adjoining (building bricks and breeze blocks), consisting of 2 rooms of 21m2 and 56m2 with windows . Professional project possible

Unfenced land with a well with orchard with open views over the surrounding countryside

The essential work of large and the second work (roof, electricity, heating, carpentry, soil) has been carried out as well as rehabilitation of sanitation in 2008/2009.







