



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 1683

• House - Villeréal •



## DETAILS

**Land surface:** 5530 m<sup>2</sup>

**Number of bedrooms:** 3

**Number of levels:** 1

**Type of heating:** Electric

**Drainage/sewage:** Septic tank

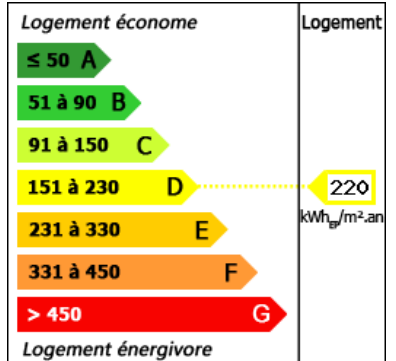
**Swimming pool:** No

**Ground floor living:** No

**Work needed:** Finitions / Décoration

**Fireplace:** Yes closed hearth

**Built:** 1960



A house built in the 1970s, with a habitable living space of 110 m<sup>2</sup> approximately 3 bedrooms, veranda, living room with fireplace. Detached Garage and garden of 5530 m<sup>2</sup> approx. all fenced.

110 m<sup>2</sup> living

5 530 m<sup>2</sup>

- Villeréal -

17 place de la Halle

47210 Villeréal

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Price fees included

95 700 €

Agency fees: 10 % VAT included\*

Price without fees: 87 000 €

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



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## • Description ref n°1683 •

House of the 1970s including :

- A veranda of 16 m<sup>2</sup> approx, concrete floor, single glazed windows and a sink,
- A storage room/laundry room of 4.8 m<sup>2</sup> approx, tiled floors
- A kitchen of 15.3 m<sup>2</sup> env with wall cupboard, tiled flooring
- A living room of 16.5 m<sup>2</sup> approx with a fireplace with an insert, a door to the outside
- a bedroom of 12 m<sup>2</sup> approx with tiled floor,
- a hallway of 4.9 m<sup>2</sup> approx with a staircase,
- a bathroom of 5.3 m<sup>2</sup> approx with a bath and vanity unit.
- a shower room en suite/laundry room of 5 m<sup>2</sup> approximately with a shower and a toilet.

On the first floor :

- a corridor of distribution of 4.8 m<sup>2</sup> approx with fitted wardrobes, lino on floor,
- an separate toilets,
- 2 bedrooms of 12.7 and 13 m<sup>2</sup> approx with lino flooring and parquet floors, panelling to the ceiling.

Electric heating and wood

PVC frames with double glazing and wooden shutters.

Outside :

- A garage and shed wooden 14m x 6.6 m,
- a terrace of 25 m<sup>2</sup> approx,
- a fenced garden of 5530 m<sup>2</sup> approx

