



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 2208

• House - Villeréal •



## DETAILS

**Land surface:** 0 m<sup>2</sup>

**Number of bedrooms:** 2

**Number of levels:** 1

**Type of heating:** Electric

**Drainage/sewage:** Everything in the sewer

**Swimming pool:** No

**Ground floor living:** No

**Work needed:** Second work

**Fireplace:** Yes open hearth

**Built:** Not specified

Logement économe

≤ 50 A

51 à 90 B

91 à 150 C

151 à 230 D

231 à 330 E

331 à 450 F

> 450 G

Logement énergivore

DPE en cours

A village stone house on two levels with living room, kitchen, 2 rooms, some renovation work to predict. Luminous house.

88 m<sup>2</sup> living

No field

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

villereal@valadie-immobilier.com

Price

55 000 €

The agency fees are entirely at the cost of the seller



# Agence Immobilière Valadié

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## • Description ref n°2208 •

A village house terraced on one side, with a living area of 88 m<sup>2</sup> approximately, comprising :

- The ground floor :
- an entrance onto a kitchen of 13.3 m<sup>2</sup> approx. with a sink and a fireplace, tiled flooring, door-window on the street.
- a dining room of 13 m<sup>2</sup> approx., tiled flooring,
- a clearance of 12.3 m<sup>2</sup> approx. with a staircase serving the floor,
- a toilet,
- a bathroom of 3.5 m<sup>2</sup> approx. (shower and sink), tiled flooring and tiled walls.

Has the floor :

- a bearing of 19 m<sup>2</sup> approximately, fitted carpet on wooden floor,
- a bedroom of 14 m<sup>2</sup> approximately, fitted carpet on wooden floor
- a bedroom of 12.9 m<sup>2</sup> approx., fitted carpet on wooden floor and cupboard recess.

An attic not convertible.

Roof in good state

Electric heating

Wood joinery single glazing.

Sanitation by mains drainage.

Property tax : 444 €

