



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 2417

• House - Eymet •



## DETAILS

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

**Number of bedrooms:** 2

**Number of levels:** 2

**Type of heating:** Without

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

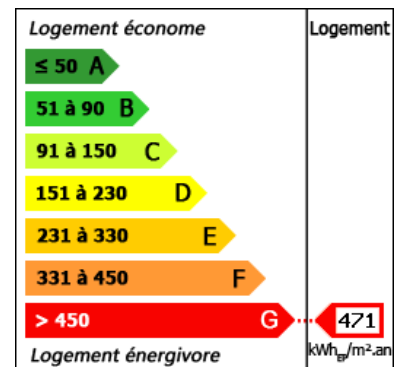
**Swimming pool:** No

**Ground floor living:** No

**Work needed:** Finitions / Décoration

**Fireplace:** Yes closed hearth

**Built:** Not specified



Very ancient house situated in the pretty bastide town of Eymet, just steps from the central square. 80m<sup>2</sup> of living space plus garage  
Ideal as a pied a terre or rental investment

80 m<sup>2</sup> living

No field

- Eymet -

1 Place Gambetta

24500 Eymet

Tel : 05 53 22 53 80

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Price fees included

79 200 €

Agency fees: 10 % VAT included\*

Price without fees: 72 000 €

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



# Agence Immobilière Valadié

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## • Description ref n°2417 •

Village house in medieval corbelled located in the centre of the village with all amenities at hand.

This holiday house comprises on the ground floor the living room/kitchen of 25 m<sup>2</sup> with its wood-burning stove; attached garage and communicating 17.5m<sup>2</sup> with wc and bathroom 6.5m<sup>2</sup>

Upstairs a landing leads you to 2 separate areas: at the top of the garage first room of 12m<sup>2</sup> and a room of 14.5m<sup>2</sup>; above the kitchen is a dressing room of 7m<sup>2</sup> with in its prolongation a room of 11.2m<sup>2</sup> and bathroom in suite 3.55m<sup>2</sup>.

Ideal house for holiday in a lively village, but despite all his charm, some works are to provide for those who want a modern touch and a little more comfort .

