Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 2463 • House - Castillonnès •



DETAILS

Land surface: 8000 m²

Number of bedrooms: 3

Number of levels: 1

Type of heating: Gas

Drainage/sewage: Septic tank

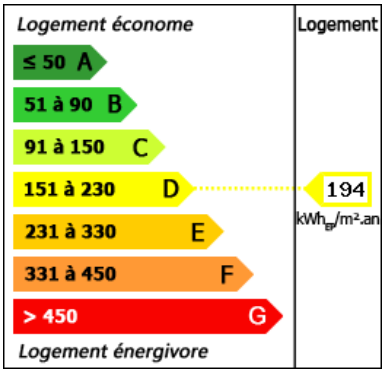
Swimming pool: Yes

Ground floor living: No

Work needed: No work

Fireplace: Yes closed hearth

Built: Not specified



In a hamlet, in a dominant position , stone house on basement of 195 m2 approx, in perfect condition, with all comfort , gas central heating, very nice barn conversion , garage, swimming pool, garden of 8000 m2 approximately.

195 m² living

8 000 m²

Non-binding document

- Villeréal -
17 place de la Halle
47210 Villeréal
Tel : 05 53 36 08 27
villereal@valadie-immobilier.com

Price fees included

286 200 €

Agency fees: 6 % VAT included*
Price without fees: 270 000 €

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

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• Description ref n°2463 •

Situated in a hamlet, in a dominant position , dwelling-house, a stone cellar , comprising :

On the ground floor :
- kitchen redone recently (24 m2) with a staircase serving the floor,
- living/ dining room with wood-burning stove (37 m2) ,
- hall of distribution,
- bright room (25 m2),
- shower room (11 m2),
- laundry room boiler room,
- w. c independent

Has the floor :
- fill light with 3 Velux (30m2) which can be used as office or games room for example.
- bedroom 1 (20m2)
- bedroom 2 (27m2)
- BATHROOM to be built (18m2)
- w. c independent to develop.

Cellar of 50 m2 with a staircase.

Outside :
- covered terrace (36m2)
- barn-detached on two levels 96 m2 /level), with the roof and joinery of 2003, and two attic windows , a habitable room of 14 m2, ground ground, chai of 48 m2 in the barn.
- garage/ workshop for both cars (48 m2), ground cemented stone wall and wood , electric gate.
- swimming pool chlorine-3,50x10 with range dating back to May 2017.

Miscellaneous :
- 2 wells for watering the garden.
- Double glazing throughout the house
- garden with several olive trees and various fruit trees.
- Stone outbuilding with old oven to renovate.







