



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 3154

• House - Eymet •



DETAILS

Land surface: 400 m²

Number of bedrooms: 4

Number of levels: 2

Type of heating: Fuel oil

Drainage/sewage: Everything in the sewer

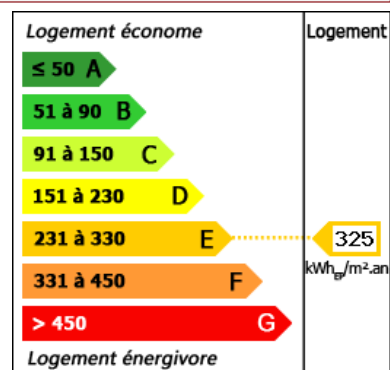
Swimming pool: No

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

Built: 1973



House located in a small village a few minutes drive from Eymet, 4 bedrooms possibility of living on the ground floor. Enclosed garden. Ideal first acquisition.

102 m² living

400 m²

- Eymet -

1 Place Gambetta

24500 Eymet

Tel : 05 53 22 53 80

eymet@valadie-immobilier.com

Price fees included

117 700 €

Agency fees: 7 % VAT included*

Price without fees: 110 000 €

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



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Construction of the 70' located in a small village with a few shops.

House of 102m² habitable space very well located 20 minutes from Bergerac, 5 minutes from Eymet. Interior in good state of maintenance and to provide the flavor of the day .

Entry, tiled

bright living room of 31.65m² with fireplace, floor to ceiling windows access to the terrace and window, stairway, staircase, tiled floor

kitchen of 10.6m² , door-window access to terrace, tiled floor, boiler fuel (geminox)

hallway with closet 6.8m²

room n° 1 of 9m², parquet floor floating on chappe cement, pvc window

room n°2 of 10m², with pvc window

wc

bathroom of 4.25m²

Floor:

2 rooms in enfilade of 13 and 14m², wc of 2m²

attic

Garage / workshop 17.8m² access to cellar

Outside the house has a beautiful terrace with sun awnings on the south side.

Small pleasure garden fully enclosed

Miscellaneous: PVC joinery double glazing, central heating, drainage to the sewer
ideal first purchase or secondary residence

