



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 3794

• House - Sarlat-la-Canéda •



DETAILS

Land surface: 379 m²

Number of bedrooms: 4

Number of levels: 1

Type of heating: Gaz de ville chaudière de 2018

Drainage/sewage: Everything in the sewer

Swimming pool: No

Ground floor living: No

Work needed: No work

Fireplace: No

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

At 500 meters of the centre town, pleasant house with garden and a lovely terrace ,
4 bedrooms including a walk-in with bay window on terrace and bathroom,

110 m² living

379 m²

- Sarlat -

22 Avenue Thiers

24200 Sarlat-la-Canéda

Tel : 05 53 28 94 22

sarlat@valadie-immobilier.com

Price fees included

197 950 €

Agency fees: 7 % VAT included*

Price without fees: 185 000 €

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



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• Description ref n°3794 •

Ground floor:

Entry 4.65 m2 with cupboard, Wc 4 m2 with washbasin, living room of approximately 45 m2 with seating area, dining room and kitchen, access to terrace, walk-through 2 double glass doors, bedroom 1 of 23 m2 with shower room, access to terrace with bay window, utility room/boiler room 2.35 m2, clearance 4.25 m2.

Upstairs : bedroom 2 (West) of 10.5 m2, bedroom 3 (East) of 10.5 m2, bedroom 3/Dressing room 9 m2, bathroom of 5.5 m2 with WC.

City Gas heating

Double glazing, partial

Component Electrical Part

Everything in The sewer

