Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 4341 • House - Villeréal •



DETAILS

Land surface: 4259 m²

Number of bedrooms: 4

Number of levels: 1

Type of heating: plancher chauffant Aérothermie

Drainage/sewage: Septic tank

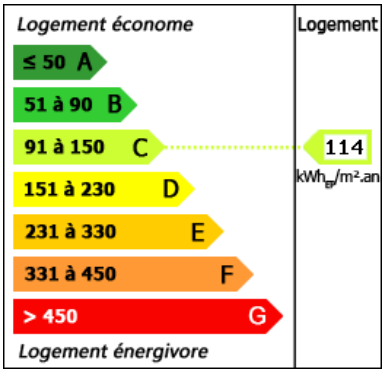
Swimming pool: Yes

Ground floor living: No

Work needed: No work

Fireplace: No

Built: 2015



Close to Villeréal, architect house, regional tobacco dryer type, modern and comfortable, built in 2015, carefully maintained, with garden, pool and garage.

158 m² living

4 259 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

395 500 €

Agency fees: 5 % VAT included*
Price without fees: 376 667 €

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

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• Description ref n°4341 •

Modern and atypical house, built in 2015, of approximately 158 m2 including :
On the ground floor : entrance hall open onto the living room.
This spacious living room has a high ceiling, giving it incomparable volume and a brightness, and it is composed of a fitted kitchen (14,5 m2), dining room and sitting room (35,1 m2) with wood-burning stove. A store room (6 m2) completes the kitchen.
- 2 bedrooms (12,8 and 14,5 m2) en-suite with private bathroom (washbasin, bath and w. c to the first one of 4,3 m2 and wash hand basin, shower, w. c for the second one of 3,1 m2)
Covered terrace (30 m2)
- toilets with basin (2,6 m2)

On the second floor : landing / gallery (3,5 m2), 2 bedrooms en-suite : a large bedroom of 22,9 m2 (again with a ceiling height giving a nice volume to the room) with bathroom of 9,4 m2 (basins, bath, shower and w. c) and the second bedroom of 10,5 m2 with a shower room of 2,6 m2 (washbasin, shower and w. c). Office (6,9 m2)

Underfloor heating by Aerothermal heating. Double-glazed windows. Electric shutters on the rear and shutters of wood on the front.

Independent garage (22 m2). Work room.

Park of 4259 m2. The swimming pool is salt water and 10m x 4m x1.3m (flat bottom) and it's heated.









