



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 5457

• House - Castillonnès •



## DETAILS

**Land surface:** 40785 m<sup>2</sup>

**Number of bedrooms:** 3

**Number of levels:** 0

**Type of heating:** Fuel oil

**Drainage/sewage:** Septic tank

**Swimming pool:** No

**Ground floor living:** Yes

**Work needed:** Finitions / Décoration

**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

Country house with 3 bedrooms, beautiful land around 4.1 hectares, several outbuildings (barn, workshop, shed) and well.

80 m<sup>2</sup> living

40 785 m<sup>2</sup>

- Castillonnès -

12 Place Jasmin

47330 Castillonnès

Tel : 05 53 40 22 69

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Price fees included

139 000 €

Agency fees: 6,9 % VAT included\*

Price without fees: 130 000 €

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



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## • Description ref n°5457 •

Residential house comprising:

- terrace with awning,
- entrance to kitchen with dining area (19.9m<sup>2</sup>) tiled floor,
- living room (17.5m<sup>2</sup>),
- 3 bedrooms (12, 12.3 and 12.7m<sup>2</sup>),
- shower room (3.9m<sup>2</sup>),
- independent w.c.
- Adjoining boiler room (VISSMANN).

Outbuildings: Barn with utility room (10m<sup>2</sup>) and covered awning at the back (223m<sup>2</sup>), pig barn, henhouse and barn for workshop use (62 + 55 + awning 72m<sup>2</sup>).  
Land around. Well.

Miscellaneous:

- single glazing joinery
- individual sanitation
- oil central heating

