



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 5520

• House - Castillonès •



## DETAILS

**Land surface:** 1.4 ha

**Number of bedrooms:** 4

**Number of levels:** 1

**Type of heating:** poele à granulé

**Drainage/sewage:** Septic tank

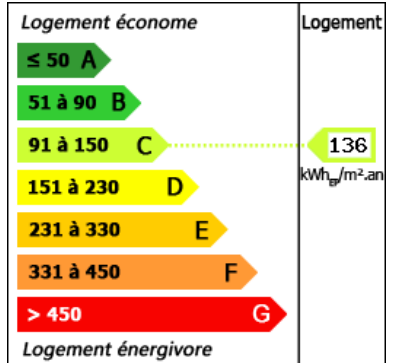
**Swimming pool:** Yes

**Ground floor living:** Yes

**Work needed:** Finitions / Décoration

**Fireplace:** No

**Built:** 1990



House of 300 m<sup>2</sup>, single storey, bright and spacious, swimming pool and lovely view.

300 m<sup>2</sup> living

14 000 m<sup>2</sup>

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Price fees included

265 000 €

Agency fees: 6 % VAT included\*

Price without fees: 250 000 €

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





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## • Description ref n°5520 •

The house opens its doors to a large entrance hall, following a 35 m<sup>2</sup> living-dining room with glass doors.

A kitchen of 10 m<sup>2</sup>.

4 bedrooms of 23 m<sup>2</sup>, 15 m<sup>2</sup>, 11 m<sup>2</sup> and 20 m<sup>2</sup>.

3 bathrooms.

Another living room of 24 m<sup>2</sup> and an adjoining kitchen.

Upstairs: a mezzanine and an attic to be finished.

11x5 chlorine pool.

Terrace and wooded garden.

Double glazing.

Today there is 65,556 m<sup>2</sup> of land, the land has just been demarcated and there will very soon be around 7,000 m<sup>2</sup> for sale only.

