



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 6474

• House - Villeréal •



DETAILS

Land surface: 2000 m²

Number of bedrooms: 4

Number of levels: 2

Type of heating: Fuel oil

Drainage/sewage: Everything in the sewer

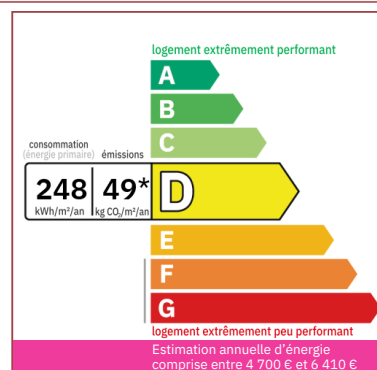
Swimming pool: No

Ground floor living: No

Work needed: Second work

Fireplace: Yes open hearth

Built: Not specified



Maison de Maître, enjoying an ideal location in a tourist village (all shops within walking distance, restaurants, bars, supermarkets) with a beautiful wooded park. Many old elements preserved.

365 m² living

2 000 m²

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

villereal@valadie-immobilier.com

Price fees included

390 000 €

Agency fees: 5 % VAT included*

Price without fees: 371 500 €

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



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• Description ref n°6474 •

Very beautiful mansion in the heart of the village,
magnificent enclosed garden,:

on the ground floor ;

entrance with magnificent Victorian style tiling (7 m2),
fitted kitchen (32 m2) with Victorian style tiled floor,
large stone fireplace (with insert), large windows and
patio doors leading to a summer kitchen covered terrace
(30 m2), cellar (15 m2), boiler room (28 m2)) with
mezzanine (32 m2)

An office, tiled veranda (21 m2), shower room, Wc,
laundry room

To the right of the entrance:

- dining room (26 m2) with fireplace adorned with
marble (and mirror), original oak parquet floor, and
cornice and moldings on the ceiling,

- living room (26 m2) with fireplace adorned with gray
marble dominated by a mirror, cornice and moldings on
the ceiling, original oak parquet, 3 large windows and a
French window opening onto the garden,

a second entrance (14 m2) on a corridor crossing
cloakroom / toilets (4.78 m2),

Beautiful wooden staircase

1st floor: (original oak flooring throughout)

- landing (31 m2)

- a bedroom (26 m2) with fireplace decorated with
marble and a mirror, 3 large windows and private
shower room/w.c (4.29 m2).

- 2 bedrooms (26 and 17 m2) with fireplace decorated
with marble having a dressing room (7.36 m2)

- Fourth bedroom (17 m2)

- Bathroom (12 m2) with sink, bath, large shower, w.c,
bidet.

- cupboards, small office en suite

Modernization work to be planned.

Convertible attic (149 m2)

Oil fired central heating and double glazing.

Stone barn (64 m2). Workshop.

Garage (20 m2)

