



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 6772

• House - Castillonès •



## DETAILS

**Land surface:** 30 m<sup>2</sup>

**Number of bedrooms:** 4

**Number of levels:** 1

**Type of heating:** Electric

**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

Apartment building with 3 apartments, possibility of creating additional ones in an adjoining part to be renovated.

200 m<sup>2</sup> living

30 m<sup>2</sup>

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

villereal@valadie-immobilier.com

Price fees included

259 700 €

Agency fees: 6 % VAT included\*

Price without fees: 245 000 €

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





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## • Description ref n°6772 •

Investment building including, apart from the common areas:

3 apartments:

Appt 1: 58.80m<sup>2</sup>: 390 euros + 30 euros charge = 420 euros

On the ground floor: living room, kitchen, two bedrooms, bathroom, toilet and terrace.

Appt 2: 34m<sup>2</sup>: 290 euros + 30 euros of charges = 320 euros

Studio.

Appt 3: 77m<sup>2</sup>: 460 euros + 30 euros of charges = 490 euros

Living room, kitchen, 3 bedrooms, pantry, bathroom, toilet and a terrace

Part to renovate approximately 245m<sup>2</sup>, with garage, Cellar with access via a door on the side of the building (passage easement).

Electric heating. Roof redone around 12/13 years ago, no asbestos on the roof.

Cleaning in common areas is done every 15 days and is included in the charges.

