



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7079

• House - Monflanquin •

FAVORITE



DETAILS

Land surface: 141712 m²

Number of bedrooms: 5

Number of levels: 1

Type of heating: Fuel oil

Drainage/sewage: Septic tank

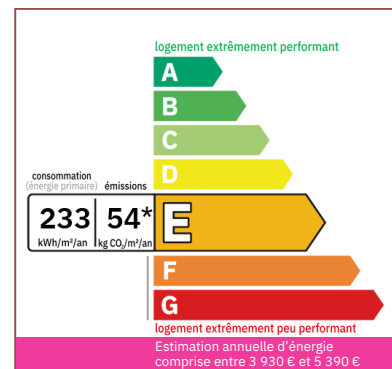
Swimming pool: Yes

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

Built: Not specified



At the end of a path, in a green and peaceful paradise, a privileged location for this lovely stone property with multiple attractions and old features preserved and enhanced.

315 m² living

141 712 m²

- Villeréal -

17 place de la Halle

47210 Villeréal

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Price fees included

759 200 €

Agency fees: 4 % VAT included*

Price without fees: 730 000 €

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



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• Description ref n°7079 •

Charming stone property consisting of a main house, a gîte and outbuildings.

The main house includes: on the ground floor: fitted kitchen/dining room (37 m²) with fireplace and wood stove, a sitting room (26 m²), an airlock (11.5 m²) leading to a bathroom - 5.4 m² - (sink, Italian shower and toilet), a bedroom - 21.2 m² - (and a boiler room area), a corridor (1.98 m²) with cupboards, an en-suite bedroom (17 m²) with its bathroom - 9.2 m² - (sink, bath and toilet), separate toilet.

Upstairs: large living room with fireplace/wood stove (41.7 m²), "cathedral" ceiling and south-facing balcony, 2 en-suite bedrooms of 37.5 and 38 m² (one with sink, shower and w.c - 1.57 m² -, the other one with sink, bath and w.c - 8.12 m²)

Oil central heating. Single glazed wooden windows.

Independent gîte composed of a living room / kitchen / bedroom area (52.4 m²) Shower room (6.5 m²) And a mezzanine upstairs (approximately 7 m²) used as a bedroom. Private terrace (32 m²)

Barn attached to the main house (20.5 m²)

Independent stone barn (66 m²) with carport (26 m²) and covered terrace (17.8 m²)

Adjoining land of more than 14 ha (more than 9 ha of wood) with salt swimming pool (11m x 7m) and paved terrace, pond.

