



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7134

• House - Lougratte •



DETAILS

Land surface: 5400 m²

Number of bedrooms: 5

Number of levels: 1

Type of heating: Pompe à chaleur air/eau

Drainage/sewage: Septic tank

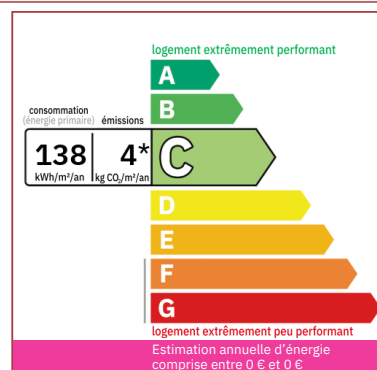
Swimming pool: No

Ground floor living: No

Work needed: No work

Fireplace: Yes open hearth

Built: Not specified



House of 225 m² comprising on the ground floor: entrance, kitchen with dining room (30 m²) with fireplace, double dining room (60 m²) and living room (30 m²). Upstairs: five bedrooms, a shower room, and a separate toilet.

225 m² living

5 400 m²

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

villereal@valadie-immobilier.com

Price fees included

275 600 €

Agency fees: 6 % VAT included*

Price without fees: 260 000 €

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



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• Description ref n°7134 •

This spacious 225 m² house offers an exceptional living environment. On the ground floor, you will discover a welcoming entrance, a 30 m² kitchen-dining room with fireplace, a 60 m² double dining room and a 30 m² living room. Upstairs, five comfortable bedrooms (three of 15 m² and one of 20 m²), a shower room: a shower, a double sink unit, storage shelves, and a bidet. A bathroom: a shower, a double sink unit, storage shelves, and a balneotherapy bath. Two toilets upstairs, and one outside attached to the building.

The 5400 m² plot includes an orchard, cellars and outbuildings, perfect for gardening or DIY enthusiasts. A double garage is also available. The house is equipped with a septic tank and an air/water heat pump, ensuring optimal comfort all year round.

