



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7161

• House - Cancon •



DETAILS

Land surface: 3494 m²

Number of bedrooms: 5

Number of levels: 0

Type of heating: Fuel oil

Drainage/sewage: Everything in the sewer

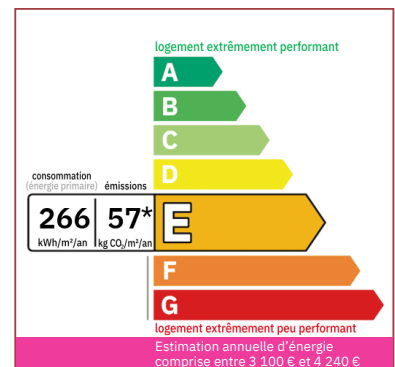
Swimming pool: No

Ground floor living: Yes

Work needed: Second work

Fireplace: Yes closed hearth

Built: 1975



In a quiet housing estate, not far from amenities, beautiful house of around 180m², large living room and 5 bedrooms, adjoining land and 180m² of garage.

180 m² living

3 494 m²

- Castillonnès -

12 Place Jasmin

47330 Castillonnès

Tel : 05 53 40 22 69

castillonnes@valadie-immobilier.com

Price fees included

227 900 €

Agency fees: 6 % VAT included*

Price without fees: 215 000 €

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



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

• Description ref n°7161 •

A dwelling house comprising:

- entrance hall (10m²),
- kitchen with oven, sink and cupboards (12m²),
- living/dining room with insert fireplace with 4 French windows and 1 window, (55m²),
- bedroom 1 with door leading to the living room with French window leading to the terrace and original parquet floor (11.9m²),
- hallway with cupboards serving the bedrooms (17.6m²),
- bedroom 2 with French window and wooden floor (11.9m²),
- bedroom 3 with French window and cupboards with 2 cupboards (13.2m²),
- bedroom 4 with 2 cupboards, electric shutters, 1 window and a French window, parquet floor (20.2m²),
- door leading to the garage,
- independent w.c with window,
- bathroom with bath, 2 sinks and bidet (7.7m²)
- From the entrance hall, second corridor with cupboard (3.5m²) serving:
 - bedroom 5 (13.3m²) with a French window,
 - shower room (4m²)
 - independent w.c with washbasin, access hatch to the attic.

Garage of around 60m² with manual gate and second garage under the terrace of around 120m² with electric gate.

Adjoining land, 120m² terrace with electric awning.

Various :

- Single glazing
- electric shutters on the front, manual on the rear terrace side,
- all in the sewer
- oil fired central heating (CHAPPEE)

