



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7359

• House - Castillonnès •



## DETAILS

**Land surface:** 25 m<sup>2</sup>

**Number of bedrooms:** 2

**Number of levels:** 3

**Type of heating:** Electric

**Drainage/sewage:** Everything in the sewer

**Swimming pool:** No

**Ground floor living:** No

**Work needed:** Second work

**Fireplace:** No

**Built:** 1800

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

Lots of charm for this property, in the heart of the village, with its pleasant outdoor space, on different levels with a lovely view from the top floor!

90 m<sup>2</sup> living

25 m<sup>2</sup>

- Castillonnès -

12 Place Jasmin

47330 Castillonnès

Tel : 05 53 40 22 69

castillonnes@valadie-immobilier.com

Price fees included

124 000 €

Agency fees: 7,8 % VAT included\*

Price without fees: 115 000 €

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



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## • Description ref n°7359 •

A village house with terrace under the arcades including:

- living room with kitchen area, appliances included (23m<sup>2</sup>),

- access door to the cellar;

First floor :

- landing, cement floor (3.4m<sup>2</sup>),

- bedroom (10.5m<sup>2</sup>),

- shower room with sink (5.8m<sup>2</sup>),

- toilet with hand basin;

Floor 2:

- bedroom with bath, sink and toilet (22.5m<sup>2</sup>);

Floor 3:

laundry room which could easily be a bedroom with bathroom (25m<sup>2</sup>).

Mains drainage, single glazing, electric heating, sold entirely FURNISHED AND EQUIPPED, all you have to do is pack your bags!!!

