Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7373 • House - Villeréal •

SOLD



DETAILS

Land surface: 5000 m²

Number of bedrooms: 3

Number of levels: 0

Type of heating: Pompe à chaleur avec gainable

Drainage/sewage: Pit all waters

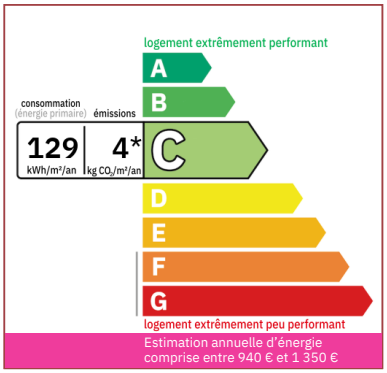
Swimming pool: No

Ground floor living: Yes

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

Built: Not specified



Near Villeréal, comfortable single-storey house renovated and extended in 2017, with outbuildings and land of approximately 5000 m2

108 m² living

5 000 m²

Non-binding document

- Villeréal -
17 place de la Halle
47210 Villeréal
Tel : 05 53 36 08 27
villereal@valadie-immobilier.com

Price fees included

265 000 €

Agency fees: 6 % VAT included*
Price without fees: 250 000 €

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

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• Description ref n°7373 •

This old farm is composed of a dwelling that was renovated and extended in 2017, and outbuildings (old agricultural buildings)
The dwelling is on one level. It has approximately 108 m2 of living space and consists of a living room (45.8 m2) with cupboard and a fireplace - insert. The kitchen (10 m2) is fully equipped: high and low units, sink, gas hob, extractor hood, electric oven, refrigerator and freezer. A pantry / laundry room completes the kitchen (5 m2) The electrical panel and the water heater are in the pantry.
An office or single bedroom (8.7 m2) opens into the living room.
The hallway distributes 2 en-suite bedrooms (10.2 and 14.8 m2) with their private bathroom of 6.4 and 6.8 m2 (sink and shower - a bidet for one of the 2), separate toilet.

Reversible ducted air conditioning (powered by heat pump)
The windows are PVC double glazed. Some of the roller shutters are electric (those in the bedrooms are manual)
Individual sanitation compliant.
The floors are tiled everywhere except in the bedrooms where it is laminated parquet.
Various outbuildings complete this property:
- Barn / Workshop (22.9 m2) 2 adjoining sheds (approximately 12.5 m2 each)
- Hangar (75 m2) open to the front.
- Barn in concrete blocks and stone (106 m2)

Land of approximately 5000 m2 with well and fruit trees.









