



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7374

• House - Villeréal •



DETAILS

Land surface: 7680 m²

Number of bedrooms: 6

Number of levels: 1

Type of heating: Wood + Electric

Drainage/sewage: Septic tank

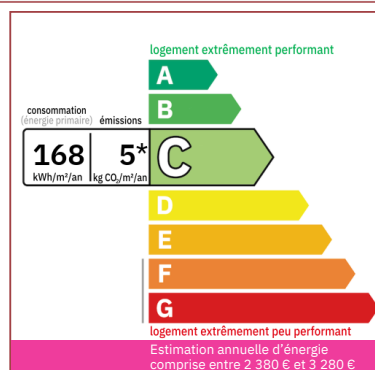
Swimming pool: Yes

Ground floor living: No

Work needed: No work

Fireplace: Yes closed hearth

Built: Not specified



Charming stone house of 225m² offering a peaceful living environment on the outskirts of a small village, with its 6 bedrooms, 3 bathrooms, reversible air conditioning and wood stove guaranteeing a pleasant temperature all year

225 m² living

7 680 m²

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

villereal@valadie-immobilier.com

Price fees included

424 000 €

Agency fees: 6 % VAT included*

Price without fees: 400 000 €

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



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10 minutes from the shops, stone house of approximately 225 m² which consists of an entrance to a living room of 55 m², a fitted kitchen of 52 m², a laundry room with sink plus shower of 4 m², a separate toilet, a master suite of 15.20 m², a shower room of 3.27 m², a separate toilet of 2 m².

Upstairs: access via the living room with wooden staircase, landing of 3 m², bedroom of 18 m², bedroom of 23 m² with reversible air conditioning, a shower room of 3.30 m², a separate toilet of 1.6 m².

2nd floor: a landing of 7.5 m² plus two rooms of 9.4 m² and 7 m² converted into bedrooms.

Attached garage of 40 m² with electric opening, attic of 65 m². An adjoining workshop of 40 m². Carport of 40 m².

Upstairs: (access via the kitchen) a bedroom of 16.33 m² plus a water point of 2.20 m² with a toilet, sink and hot water tank.

Garden of 7680 m² with a heated shell pool of 4X8m with a depth of 70cm to 1.80 m.

Rainwater collector of 4000L.

Pool house

Photovoltaic panels on the roof.

