



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7408

• House - Lacapelle-Biron •



DETAILS

Land surface: 2243 m²

Number of bedrooms: 4

Number of levels: 1

Type of heating: Gas

Drainage/sewage: Septic tank

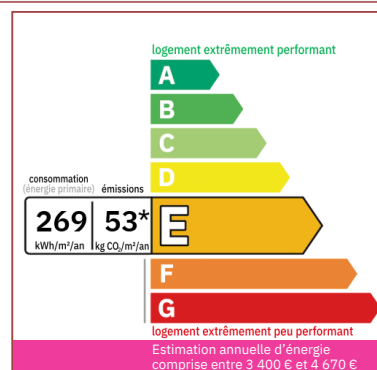
Swimming pool: No

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes closed hearth

Built: 1850



Located near the Château de Biron, on the outskirts of a pretty village with shops. Discover this pretty house not overlooked.

170 m² living

2 243 m²

Pricaz Thibaut
Agent commercial

Tel : 06 15 61 55 37

<https://valadie-immobilier.com>

thibaut@valadie-immobilier.com

Price fees included

222 600 €

Agency fees: 6 % VAT included*

Price without fees: 210 000 €

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



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

• Description ref n°7408 •

Stone house of 125 m² offering two independent dwellings on a landscaped garden of 2243 m² with orchard.

The first is composed on the ground floor; of a living room of 18 m² with closed insert, a fitted kitchen of 23 m², a shower room with toilet and a storeroom. On the first floor; three bedrooms of 13, 12 and 9 m² as well as a bathroom with toilet.

The second single storey dwelling; of a living room of 19 m², a bedroom of 10 m², a fitted kitchenette and a bathroom with toilet. An attic of 60 m² in good condition is accessible by a garage for this one.

Many outbuildings such as; another garage, double, accessible from the back of the house, a shed of 40 m², a chicken coop and a wood shed. Two large terraces, the first on the street side of 70 m², the second surrounding the exterior on the garden side with a 25 m² covered courtyard. The roof is in good condition.

