



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7529

• House - Villeréal •



## DETAILS

**Land surface:** 0 m<sup>2</sup>

**Number of bedrooms:** 1

**Number of levels:** 1

**Type of heating:** Electric

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

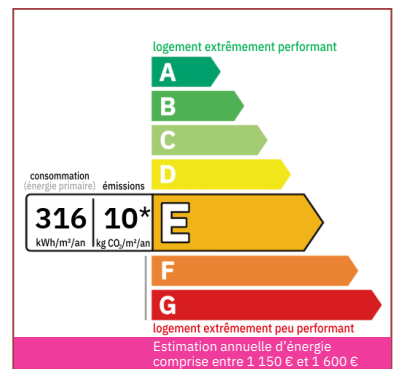
**Swimming pool:** No

**Ground floor living:** No

**Work needed:** No work

**Fireplace:** No

**Built:** 1900



A former train station completely restored for use as offices. Ideal for a professional project. Parking nearby.

58 m<sup>2</sup> living

No field

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

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Price fees included

**119 000 €**

Agency fees: 8,2 % VAT included\*

Price without fees: 110 000 €

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



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## • Description ref n°7529 •

Old building with a living area of approximately 58 m<sup>2</sup> comprising:

- An entrance hall of approximately 4.6 m<sup>2</sup>, laminate flooring, cupboards under the stairs.
- A room of approximately 14.2 m<sup>2</sup>, laminate flooring, cupboards, 2 windows
- A room of approximately 8 m<sup>2</sup> (in a row) laminate flooring, cupboards, a window.
- A bathroom with a toilet and a sink.
- A room of approximately 8.6 m<sup>2</sup>, laminate flooring, cupboards, a staircase to the upper floor.

Upstairs:

- A room of approximately 9.6 m<sup>2</sup>, laminate flooring, 2 windows, shelf.
- A room of approximately 13.3 m<sup>2</sup>, laminate flooring, 2 windows.

Additional information:

- Heating by a heat pump, air/air
- PVC joinery with double glazing, wooden shutters.
- Sanitation by all sewers.
- Electricity redone

