

Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref: 7978

• House - Cahors •



DETAILS

Land surface: 1636 m²

Number of bedrooms: 2

Number of levels: 1

Type of heating: Electric

Drainage/sewage: Everything in the sewer

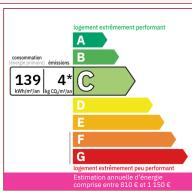
Swimming pool: No

Ground floor living: No

Work needed: Second work

Fireplace: Yes closed hearth

Built: Not specified



Perched on the hillside, this 1980s house offers you more than 100m² of living space close to amenities with 1636m² of garden.

108 m² living

1 636 m²

Frédérique Bidois Agent commercial

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https://valadie-immobilier.com frederique@valadie-immobilier.com Price fees included

189 000 €

Agency fees: 6,8 % VAT included* Price without fees: 177 000 €

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

Non-binding document



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Built on rock in a quiet neighborhood, this house is accessed by a staircase leading to a 5.42m² entrance hall leading to a 12.63m² kitchen with access to the basement via a staircase and a door opening onto a 23.40m² veranda overlooking the garden.

Then we find a bright 29.87m² living/dining room with a fireplace enclosed by an insert.

A hallway leads to the sleeping area with two bedrooms of 11.54m² and 10.99m² with beautiful parquet floors, as well as a shower/bathroom with built-in wardrobes.

In the basement, a workshop could be considered, but a garage can accommodate one car, and another room could be a guest bedroom or an office or workshop.

Heat pump heating from 2023

Double-glazed frames except for the aluminum double-glazed veranda

Attic insulation

Mains drainage

Town gas connection available

Fiberglass











