Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 8464 • House - Castillonnès •



DETAILS

Land surface: 4425 m²

Number of bedrooms: 3

Number of levels: 0

Type of heating: Fuel oil

Drainage/sewage: Septic tank

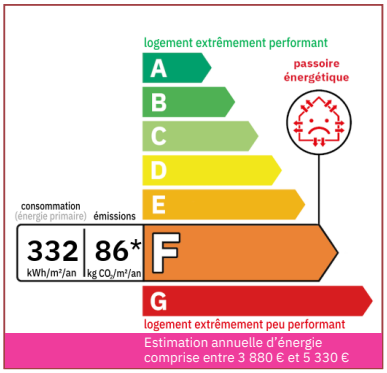
Swimming pool: No

Ground floor living: No

Work needed: Second work

Fireplace: No

Built: 1925



House with basement, close to shops, comprising a living room with open-plan kitchen, three bedrooms including a master suite and a roof terrace. All on a plot of 4,425 m² with a garage and a stone shed.

114 m² living

4 425 m²

Non-binding document

- Castillonnès -
12 Place Jasmin
47330 Castillonnès
Tel : 05 53 40 22 69
castillonnes@valadie-immobilier.com

Price fees included

144 000 €

Agency fees: 6,7 % VAT included*
Price without fees: 135 000 €

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

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• Description ref n°8464 •

Located just minutes from shops, this charming house is ideal for a family or as a second home.

It comprises a bright living area (49 sq m) with an open-plan fitted kitchen and lounge area, creating a welcoming and modern space. The sleeping area includes three bedrooms (14.9 and 10.8 sq m), one of which is a master suite (14.5 sq m + 5 sq m shower room), as well as a shower room with WC (5.3 sq m). A hallway (3.9 sq m) provides access to the outside and leads to the basement.

On the garden level, you will find a practical laundry room (10.3 sq m) and a basement (74.5 sq m) used as a garage with a boiler room (VIESSMANN oil-fired boiler): perfect for maximizing storage!

Outside, a staircase leads to a rooftop terrace, offering a perfect space to enjoy the sun and summer evenings. The property sits on a 4,425 m² plot, ideal for nature lovers or for various development projects.

A detached 33 m² garage and a charming stone ou







