Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 8971 • House - Lauzun •



DETAILS

Land surface: 821 m²

Number of bedrooms: 1

Number of levels: 0

Type of heating: poêle à pellets et électrique

Drainage/sewage: Everything in the sewer

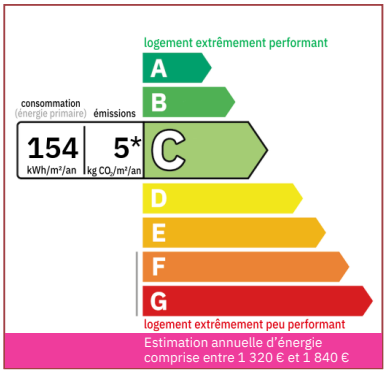
Swimming pool: No

Ground floor living: Yes

Work needed: Finitions / Décoration

Fireplace: Yes closed hearth

Built: Not specified



Single-story house built in 2010, approximately 80 m² of living space, comprising a living room, kitchen, bedroom, dressing room, shower room with WC, and attached garage.

80 m² living

821 m²

Non-binding document

- Castillonnès -
12 Place Jasmin
47330 Castillonnès
Tel : 05 53 40 22 69
castillonnes@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°8971 •

In a quiet residential area, close to amenities, discover this pleasant single-story house built in 2010, offering comfort and functionality.

With approximately 80 m² of living space, it comprises an entrance hall (6.6 m²), a kitchen (11.2 m² - with gas hob) opening onto a bright living room with a pellet stove (32.6 m²), a bedroom adjoining the shower room with French doors leading to the terrace (12.5 m²), a dressing room (4 m²), and a bathroom with WC, water heater (100L), and plumbing for a washing machine (8.2 m²).

Heating is provided by a pellet stove supplemented by electric radiators.

You will particularly appreciate its spacious covered terraces totaling approximately 55 m², which surround the house and offer beautiful outdoor living spaces in all seasons.

An attached garage with an electric door (which can also be operated manually) (21 sq m) completes the property. Crawl space. Mains drainage. Fiber optic internet connection.

Situated on a partially enclosed plot, this house is ideal as a primary residence, a holiday home, or a rental investment.









