Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 9115 • House - Lalinde •



DETAILS

Land surface: 0 m²

Number of bedrooms: 11

Number of levels: 2

Type of heating: Electric

Drainage/sewage: Everything in the sewer

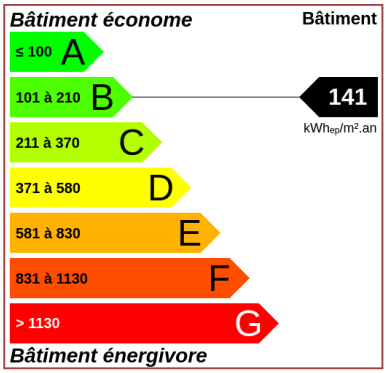
Swimming pool: No

Ground floor living: No

Work needed: Second work

Fireplace: No

Built: Not specified



This stone building has a lot of potential; it could easily be a rental investment property, or a main residence with guest rooms, the possibility of a tea room or something else.

700 m² living

No field

Non-binding document

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

Price fees included

620 000 €

Agency fees: 5,1 % VAT included*
Price without fees: 590 000 €

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

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• Description ref n°9115 •

Charming Stone Building – Ideal Investment

Located in an authentic and charming setting, this stone building offers significant potential with five guest rooms currently available, but also the possibility of renting apartments. Spacious and functional, it boasts numerous advantages to attract investors and tourism professionals.

Upon entering, a reception area leads to a large dining room, ideal for entertaining guests. A back kitchen, restrooms, and a laundry room complete this space. Also on the ground floor are four comfortable bedrooms, each with its own private bathroom.

Upstairs, an independent aparthotel offers a welcoming living area, a bedroom, a shower room, and a toilet. Three further bedrooms with en-suite bathrooms complete this space, as well as a large 120 m² apartment comprising a living room with a fireplace, a kitchen, a hallway with storage, two bedrooms, and a bathroom with a toilet.

The equally spacious second floor features five bedrooms of varying sizes, perfect for accommodating multiple guests. An attic offers further potential for conversion.

Each bedroom has its own bathroom or shower room with WC, ensuring comfort and privacy for its occupants. With its unique character and ample space, this building presents a truly exceptional opportunity for a project that combines charm and profitability.

A viewing is highly recommended! Contact us for more inf









