Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 9161 • House - Villeréal •



DETAILS

Land surface: 10.7 ha

Number of bedrooms: 10

Number of levels: 1

Type of heating: Wood + Electric

Drainage/sewage: Septic tank

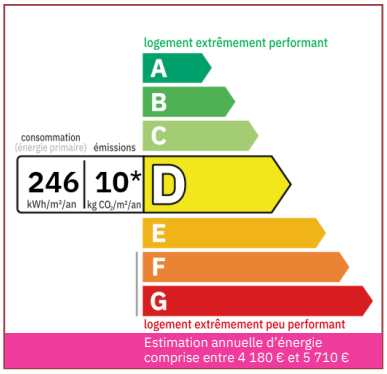
Swimming pool: Yes

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

Built: 1700



In the Villereal area, in a protected natural setting, a magnificent property that has retained its authenticity, comprising 9 bedrooms, 5 bathrooms, outbuildings, a swimming pool, a pond, meadows and woods. A real gem.

445 m² living

107 000 m²

Non-binding document

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Price fees included

790 000 €

Agency fees: 5,3 % VAT included*
Price without fees: 750 000 €

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

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• Description ref n°9161 •

Stone estate comprising three houses, outbuildings, and a swimming pool on a 106,090 m² plot.

The main house, approximately 215 m², comprises:

On the ground floor, an entrance hall, a fitted kitchen with a wood-burning stove, a dining room with a period fireplace, a living room with a wood-burning stove, a master suite with its own bathroom (bath, shower, and toilet).

Upstairs, two en suite bedrooms, each with a shower room and toilet.

The secondary house, approximately 115 m², comprises:

On the ground floor, a fitted kitchen with a range cooker opening onto the dining room, a living room with a wood-burning stove, and a separate toilet with a washbasin.

Upstairs, two bedrooms and a shower room with a toilet.

Adjoining the main house are a pantry, a laundry room, and a summer shower room.

The third house, approximately 115 m², comprises:

On the ground floor, there is a fitted kitchen/dining room, a living room with a wood-burning stove, a laundry room, and a shower room with a toilet.

Upstairs, there are three bedrooms and a separate toilet with a sink.

The outbuildings include:

- Two barns, one of which is approximately 150 sq m.

- A lean-to with parking for three vehicles.

- Several cellars.

- Pigsties, a chicken coop, a period bread oven, etc.

Outside, several terraces, some covered, for each dwelling, provide access to a central courtyard and then







