



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 9208

• House - Lauzun •



DETAILS

Land surface: 3061 m²

Number of bedrooms: 2

Number of levels: 0

Type of heating: Electric

Drainage/sewage: Septic tank

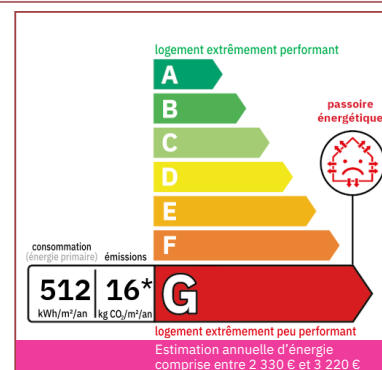
Swimming pool: No

Ground floor living: Yes

Work needed: Second work

Fireplace: Yes open hearth

Built: Not specified



Habitable house to renovate comprising entrance hall, kitchen, dining room, living room, en-suite bedroom, veranda, convertible attic, cellar. Large barn of approximately 120 m² and well on the land, offering great potential.

95 m² living

3 061 m²

- Castillonnes -

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Price fees included

192 600 €

Agency fees: 7 % VAT included*

Price without fees: 180 000 €

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



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Located in a quiet environment and close to amenities (easily accessible by bicycle, for example), this house offers great development possibilities.

It comprises on the ground floor an entrance hall (9.3m²), a kitchen (17.9m²), a dining room (16.4m²), a living room (21.5m²), and an en-suite bedroom with a bathtub and toilet (15.6m²). A bright veranda (14.8m²) with an open fireplace and sink completes this living space.

Upstairs, the attic space can be converted into additional rooms according to your needs (the hot water tank is currently in the attic).

The house also has a practical cellar for storage.

Outside, you will find a large barn of approximately 120m² offering numerous possibilities (workshop, garage), as well as a well.

Habitable as is, this property requires renovations to unlock its full potential. It would be perfect for a family project or for buyers looking to combine old-world charm with a personal touch.

