



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 6830

• House - Cancon •



DETAILS

Land surface: 20 m²

Number of bedrooms: 2

Number of levels: 1

Type of heating: Gas

Drainage/sewage: Everything in the sewer

Swimming pool: No

Ground floor living: No

Work needed: Second work

Fireplace: Yes open hearth

Built: Not specified

Logement économe

≤ 50 A

51 à 90 B

91 à 150 C

151 à 230 D

231 à 330 E

331 à 450 F

> 450 G

Logement énergivore

DPE en cours

At the heart of the village, shops within walking distance, house partially renovated, with courtyard on the rear.

56 m² living

20 m²

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

villereal@valadie-immobilier.com

Price fees included

78 000 €

Agency fees: 11,4 % VAT included*

Price without fees: 70 000 €

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



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Village house under renovation including :

- the ground floor : the area of approximately 63 m² needs to be renovated, with old fireplace and old sink and stone walls.

Court on the rear (approximately 20 m²)

- 1st floor : (renovated) leading (9,8 m²), 2 bedrooms (25.7 and 16 m²), a shower room of about 4.8 m² (shower, sink and w.c)

- the 2nd floor : attic.

In the basement : cellar.

Double glazing PVC windows.

No heating system : electrical outlets are provided for convectors to the floor.

Everything in the sewer.

Possibility to obtain 120 m² of living space with the ground floor and the first floor.

Second floor : insulation on walls (which are not in natural stones) made. Electricity renewed. The woodwork that needed it, have been changed.

Exclusive agency Valadié.

