

**65 000 €**

**Contact agency**

**Tonneins Immobilier**

8 Avenue Charles de Gaulle

47400 Tonneins

05.53.20.14.14 /

[hugoguiton.immobilier@gmail.com](mailto:hugoguiton.immobilier@gmail.com)

**For sale house**

**2 rooms**

**Surface : 45 m²**

**Surface of the living : 13 m²**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : Tuiles neuves**

**Features :**

Electricity redone, Loué 450€, Toiture et charpente neuve, Maison repeinte, double glazing, Double glazing, Chauffage électrique

1 bedroom

1 shower

1 WC

1 cellar

**Energy class (dpe) : D**

**Emission of greenhouse gases (ges) : B**

Document non contractuel



### House 3664TI Tonneins

Fully restored house, close to all amenities including on the ground floor a kitchen/dining room; on the first floor, a living room/living room with access to the balcony, a shower room with WC. On the 2nd floor an attic bedroom with a total area of approximately 12m² and in the basement a cellar accessible from the living room. Joinery in double glazing, new roof, mains drainage, redone electricity. Housing sold free, possibility of renting 420€/month HC housing.

**Fees and charges :**

65 000 € fees included

