

**86 000 €**

**Contact agency**

**Jerome Fouret Immobilier**

30 Avenue Charles de Gaulle

19300 Egletons

05.55.20.10.20 / contact@jeromefouret.com

**For sale house**

**3 rooms**

**Surface : 74 m²**

**Surface of the living : 25 m²**

**Surface of the land : 1418 m²**

**Exposition : Ouest**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : a refresh**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

Dépendance aménageable, Bedroom on ground floor, CALM

2 bedroom

1 terrace

1 bathroom

1 WC

1 garage

Document non contractuel

03/05/2025 - Prix T.T.C



### House 2164 Egletons

In the heart of Sarran, single-storey house of approximately 74m<sup>2</sup> of living space. Separate kitchen (10.3m<sup>2</sup>) with possibility of opening onto the living room (25.35m<sup>2</sup>), two bedrooms (12 and 13m<sup>2</sup>), bathroom. Attached garage (24m<sup>2</sup>). Mechanical tile roof in good condition. Attic recently insulated. To be expected replacement of the joinery, updating of the electrical panel, and refreshing according to your tastes. Land 1418m<sup>2</sup>.

**Fees and charges :**

86 000 € agency fees 6,98% à the responsibility of the buyer included

