

259 500 €

**Contact agency**

**La Maison de l'Immobilier**

864 rue du village

27340 Criquebeuf sur seine

02 35 78 81 98 /

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**For sale house**

**4 rooms**

**Surface : 102 m<sup>2</sup>**

**Surface of the living : 26 m<sup>2</sup>**

**Surface of the land : 1500 m<sup>2</sup>**

**Exposition : Sud**

**Inner condition : a refresh**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

attic, Exposition plein-sud, CALM

2 bedroom

1 bathroom

1 WC

**Energy class (dpe) : E**

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



**House 1708 Les Authieux-sur-le-Port-Saint-Ouen**

Property on approximately 1550m<sup>2</sup> of enclosed land including old house with kitchen, laundry room, bathroom/wc, living room on the ground floor. 1st Floor: 2 bedrooms. 2nd Floor: useful attic room of 42m<sup>2</sup> (to be converted into a bedroom) Outbuildings with a total floor area of approximately 126m<sup>2</sup>. The ++++ - Potential for expanding the home by converting the outbuilding attached to it. -Project for dividing up a building plot of approximately 690m<sup>2</sup>. (PROJECT in Agency) - Main facade and garden facing south. "Information on the risks to which this property is exposed is available on the Géorisks website <http://www.georisks.gouv.fr>".

Fees and charges :

259 500 € agency fees 3,66% à the responsibility of the buyer included

Document non contractuel

