

160 000 €

Contact agency

LA Provençale Trets

6, Avenue Mirabeau

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For sale house

3 rooms

Surface : 72 m²

Surface of the living : 20 m²

Surface of the land : 2 m²

Year of construction : avant 1948

Exposition : Sud

View : Dégagée

Hot water : Electrique

Inner condition : a refresh

External condition : GOOD

Couverture : tiling

Features :

balcony, double glazing, Conduit pour poele existant

2 bedroom

1 bathroom

2 WC

1 garage

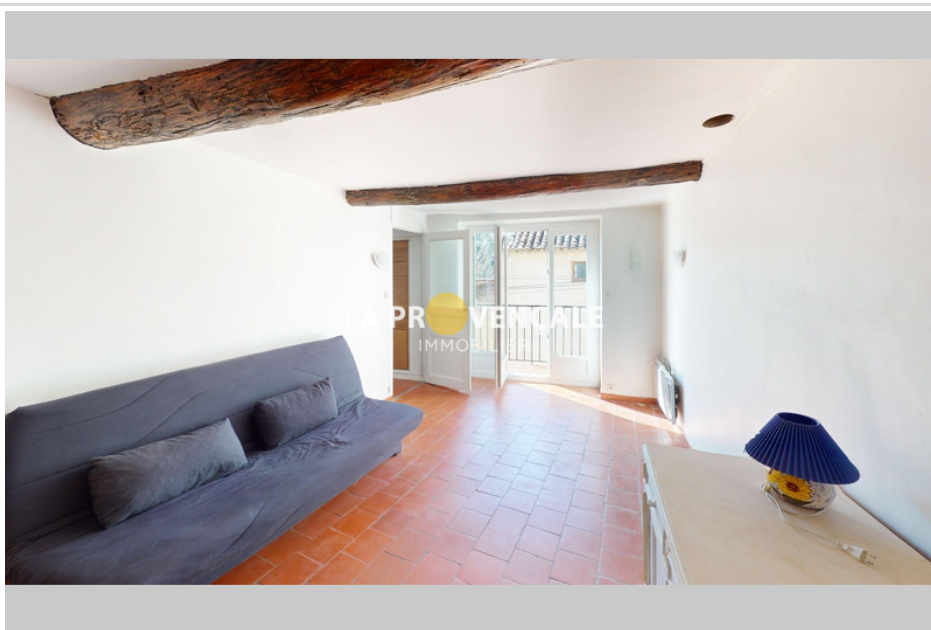
1 cellar

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

07/05/2025 - Prix T.T.C



House T25036 Rians

For sale: In the heart of the village of Rians, this village house on 3 levels of approximately 72 m² offers you a pleasant and functional living environment. On the first level, you will discover a spacious, bright living room, a fitted and equipped kitchen, as well as a practical bathroom with a separate toilet. You can also enjoy a balcony, perfect for relaxing moments outdoors. The second floor features two bedrooms, one of which is windowless, as well as a separate toilet. The unobstructed view from this level will add an extra touch of comfort. Finally, on the ground floor, a large garage of 20 m² and a cellar of approximately 14 m² will complete this property, offering numerous storage possibilities. This house can be converted into two separate apartments, ideal for a rental investment. Refreshment work is to be expected. An ideal property for village lovers or for an investor. Do not hesitate to contact me for more information or to arrange a visit! Information on the risks to which this property is exposed is available on the Géorisques website:

www.georisques.gouv.fr

Fees and charges :

Well condominium

2 lots in the condominium 160 000 € fees included

