

## Price on request

### Contact agency

**Sylvain Immobilier**

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**For sale house**

**5 rooms**

**Surface : 136 m<sup>2</sup>**

**Surface of the living : 31 m<sup>2</sup>**

**Surface of the land : 2258 m<sup>2</sup>**

### Features :

fireplace, Bedroom on ground floor, double glazing, Automatic gate, CALM

3 bedroom

1 bathroom

1 shower

2 WC

2 garage

1 cellar

**Energy class (dpe) : E**

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

Document non contractuel

07/02/2026 - Prix T.T.C



## House P009 Formerie

### FORMERIE AREA – NO RENOVATIONS NEEDED – BEAUTIFUL FEATURES

Charming fully renovated single-story property comprising: - On the ground floor: Entrance into a hallway leading to a kitchen with dining area, dining room, living room, bedroom, shower room with toilet, and separate WC. - Upstairs: Landing area giving access to a bedroom with a bathroom. Another staircase leads to a converted attic bedroom. Outbuildings used for storage, a utility room, wood storage, a garage for two vehicles, and a vaulted cellar. Solar roller shutters for the upstairs Velux windows, motorized gate and garage door, water tank. All situated on a fenced plot of approximately 2300 m<sup>2</sup>. Agent's note: This delightful house has been fully renovated, including double glazing, insulation, electrical work, and roofing—all recent. The energy rating of D reflects low heating costs. The large flat yard is ideal for gardening or keeping animals. Listing reference: P009

### Fees and charges :

