

**Price on request**

**Contact agency**  
**CIM Occitanie - Montauban**

1A rue Voltaire

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**For sale house**

**Surface : 88 m²**

**Surface of the living : 38 m²**

**Surface of the land : 1000 m²**

**Year of construction : 2008**

**Exposition : Nord est**

**View : Campagne**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

Bedroom on ground floor, double glazing,

Laundry room, CALM

3 bedroom

1 terrace

1 shower

1 WC

4 parkings

**Energy class (dpe) : D**

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

Document non contractuel

17/07/2025 - Prix T.T.C



### House 10147 Monteils

For sale, 10147, charming single-storey detached house of 88 m² of living space, located in a quiet area of the village of Monteils, 5 minutes from Caussade. Built in 2008, this north-east facing house benefits from great light throughout the day. It includes a large living room of 38 m², a fitted kitchen, three bedrooms of 13, 12 and 9 m², a shower room, a toilet and a laundry room and a covered terrace of 12 m². Thermal comfort is ensured by a wood-burning stove and double-glazed PVC windows, hot water is provided by a 200l cumulus. The 1000 m² plot offers a terrace for outdoor dining and 4 parking spaces, three garden sheds, a well for economical watering. The property is in good general condition and benefits from a collective sewer system. A true haven of peace for a family seeking tranquility! Property tax of 865 euros Don't waste a second and contact Christian HAMON, Sales Agent, for a visit, Tel. 06.62.11.49.84 or by email [c.hamon82000@gmail.com](mailto:c.hamon82000@gmail.com). Montauban RSAC number 488 831 058. As for the sale price, it amounts to €253,000 including agency fees. The agency fees are the responsibility of the seller.

Fees and charges :

