

216 000 €

Contact agency

Nagep Immobilier Transactions

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For sale house

8 rooms

Surface : 200 m²

Surface of the living : 35 m²

Surface of the land : 210 m²

Hot water : Individuel

Features :

Terrasse de surf. 32, Double-vitrage

4 bedroom

1 terrace

2 showers

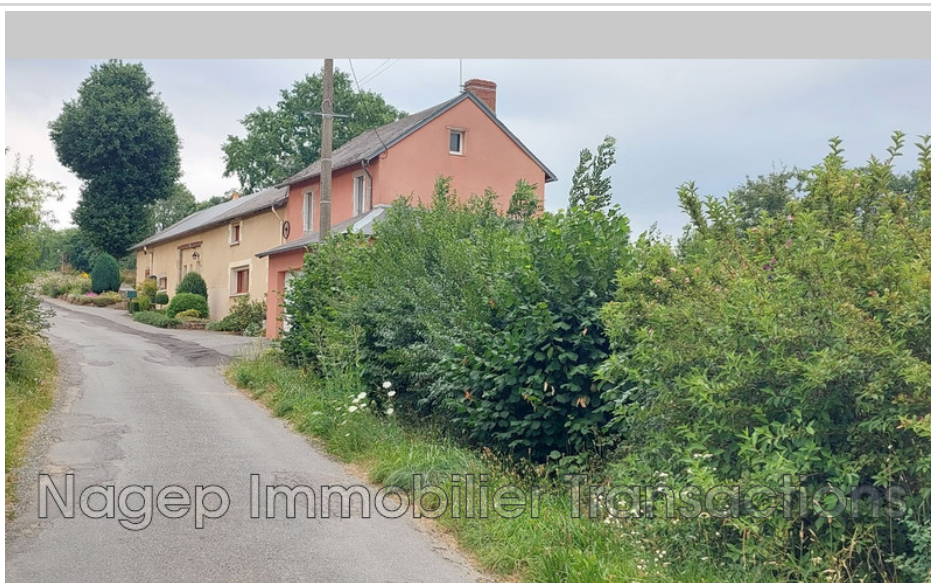
3 WC

3 garage

Energy class (dpe) : E

Emission of greenhouse gases (ges) : D

Document non contractuel



House 963 Arronnes

On the edge of a hamlet in a haven of peace with a CLEAR VIEWPOINT AND NOT OVERLOOKED near Cusset-Vichy, beautiful property complex consisting of 2 houses LIVING SUITE. The large house of around 145m² comprises on the ground floor, entrance hall, separate fitted kitchen of 20m² with its scullery and laundry room, dining room-living room of 35m² with access to the TERRACE of 32m² and to a shed, wc and Bathroom. Upstairs, 3 beautiful bedrooms with reversible air conditioning, 2 of which have cupboards, wc+water point. Visitable attic accessible by external gable, 2 closed garages and 1 workshop on a courtyard of approximately 25m², cellar and pleasure garden of 120m² complete this property. Double glazing, wood and fuel boilers. The small house of 64m², on the ground floor living room of 24m² open to the kitchen and access to the garden, shower room + wc. Upstairs, landing room of 17m² and 1 bedroom. Visitable attic accessible by hatch, adjoining garage and 90m² garden. Double glazing, oil-fired boiler. A water and electricity meter as well as a micro-station for the 2 houses. DPE for the large house 288E-22C for the small house 238E-53E. The property tax for these 2 houses amounts to 1050?. Together very well maintained, one can imagine a family home with tourist activity of accommodation or for a rental investment. A must see ! Contact Christine TARRE 06 11 07 68 93 - RCS Cusset 877673024

