

## Price on request

### Contact agency

**BBII - Danielle Steens**

20 Rue de l'étang

22480 Canihuel

06 28 49 44 22 / Danielle.steens@orange.fr

### For sale ideal investor

**5 rooms**

**Surface : 186 m²**

**Surface of the living : 30 m²**

**Surface of the land : 750 m²**

**Year of construction : 1950**

**Exposition : Est ouest**

**View : Campagne**

**Hot water : Electrique**

**Inner condition : NEW**

**External condition : GOOD**

**Couverture : slate**

### Features :

electric shutters, 2 terraces, Bedroom on ground floor, CALM

4 bedroom

2 terraces

2 showers

2 WC

8 parkings

**Energy class (dpe) : D**

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

Document non contractuel

03/01/2026 - Prix T.T.C



## Ideal investor 8989-28 Corlay

QUINTIN – ROSTRENEN Axis: Stone building with slate roof on a 750m² plot  
GROUND FLOOR: 1-BEDROOM APARTMENT of 80m². Fully renovated in 2020. PVC double-glazed windows, electric shutters. Electric heating and water system. Bathroom to be installed (connections ready). And ADJACENT HOUSE to renovate: 35m² on the ground floor. FIRST FLOOR: 2-BEDROOM APARTMENT: covering 76m². Completely renovated in March 2022. Insulation, exterior PVC double-glazed windows with electric shutters, electrical system, plumbing, painting, heating, bathroom, toilet, and fitted kitchen. This apartment is currently rented furnished. The attic, measuring 55m², has water and electricity connections waiting. These are convertible lofts. 3 water meters and 2 electricity meters. Individual sanitation compliant. Ecoflo compact filter system installed in February 2022. 8 parking spaces Property tax: €418/year Energy rating: D Price: €160,000 including fees Contact: Danielle STEENS: 06 28 49 44 22 Commercial agent: SIRET number: 398 390 831 000 53

Fees and charges :

