

207 000 €

Contact agency

La Loge Immobilière

6 boulevard Général Charles de Gaulle

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For sale house

6 rooms

Surface : 147 m²

Surface of the living : 22 m²

Surface of the land : 507 m²

Year of construction : 1955

Exposition : Plein sud

View : Dégagée

Hot water : Gaz

Inner condition : to renovate

External condition : a refresh

Couverture : tiling

Features :

3 appartements indépendants, Potentiel de rentabilité élevé, garden, luminous, Bedroom on ground floor, double glazing, Close to amenities, Fenced

4 bedroom

1 terrace

2 bathrooms

2 WC

1 garage

2 parkings

2 cellars

Document non contractuel

Energy class (dpe) : G

03/03/2025 - Prix T.T.C

Emission of greenhouse gases (ges) : F



House Espinasses

Espinasses: La Loge Immobilière offers you this detached house with a strong rental potential in its current configuration allowing three completely independent apartments. On one level, you will discover a 3-room apartment on the ground floor composed of a veranda, a spacious independent kitchen with pantry, a living room, two bedrooms, shower room, separate toilet and storage. On the first floor still accessible on one level from the back of the house, you will discover the second apartment with a beautiful open view composed of a living room, an independent kitchen, two large bedrooms, bathroom with toilet and storage. Finally on the top level, a convertible attic will allow you to create a third independent apartment. Important point, you will be able to communicate all the levels at your convenience from inside the house thanks to the existing hopper in order to create a duplex, or even a triplex! Renovation work is to be expected on the whole house, however the ground floor apartment is habitable, a good way to allow you to carry out the work while being on site! You will have a pleasant sunny garden as well as approximately 40 m² of garage and workshop for storage and DIY.

Fees and charges :

207 000 € fees included

