

259 000 €

Contact agency  
CIM Occitanie - Montauban

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For sale house

6 rooms

Surface : 200 m²

Surface of the land : 284 m²

Year of construction : 1860

Features :

Climatisation : Clim reversible, Surface de  
garage : 24

4 bedroom

1 bathroom

2 show ers

3 WC

1 garage

Document non contractuel

02/06/2024 - Prix T.T.C



House 9905 Nègrepelisse

FOR SALE 9905 - 12 minutes from Montauban Nord, in the town of Nègrepelisse, in the historic town center (close to all amenities on foot) superb bourgeois house of the Toulouse type, T6 type of approximately 220 m² of living space + convertible attic, with garage (electric gate) and cellar in briquettes with well in the basement, on closed ground of 284 m² + an outbuilding of 30 m² at the bottom of the garden. This charming residence consists of a spacious central corridor leading to the ground floor: two rooms of approx. 25 m². with fireplace, a kitchen with fireplace, a garage of 25 m². Served by a beautiful solid wood staircase, upstairs, 125 m² hab. with 4 large bedrooms, two with bathrooms, and two to refresh with the possibility of a shower room, an independent dressing room... The attic of 123 m² approx. are fully convertible. On a plot of 284 m², this property has access by two streets, offering various possibilities of activity and occupation of the premises (liberal profession, lodgings, AIRBNB, etc...). PVC joinery and wood double glazing, cement tile floors, parquet and tomettes, reversible air conditioning + electric heating, functional fireplaces in all rooms, roof in very good condition. The set has been tastefully renovated with quality services offering great comfort. Blow of heart assured for this house combining charm and authenticity. Price: 259,000 Euros Agency fees included; the fees are the responsibility of the seller. Information on

the risks to which this property is exposed is available on the Copricopie website: www.georis.fr. For visits, contact

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259 000 € f

