

Price on request

Contact agency

**ALC IMMOBILIER**

5 rue de la Chaussée

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For sale house

Surface of the living : 18 m<sup>2</sup>

Year of construction : 1949

Exposition : Nord

Hot water : Electrique

Couverture : slate

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

09/01/2026 - Prix T.T.C



### House 1663 Saint-Pierre-des-Nids

Sophie LEMONNIER from ALC Immobilier Agency in Alençon offers you this countryside house for sale, measuring 127 m<sup>2</sup>. On the ground floor, an entrance leading to a 15.17 m<sup>2</sup> bedroom, a bathroom, a WC, and a fitted kitchen open to the living and dining area. Upstairs, two bedrooms of 11.45 m<sup>2</sup> and 13.71 m<sup>2</sup>, and a master suite of 27.53 m<sup>2</sup> with a dressing room and a shower room with WC. A stone outbuilding of 16.23 m<sup>2</sup> with its attic, and a terrace of 51 m<sup>2</sup>. All situated on a 997 m<sup>2</sup> plot. . HEATING: heat pump and wood stove. SEWAGE: septic tank to be revised. WINDOWS & DOORS: double glazing. ROOF: slate. PROPERTY TAX: €660. REFERENCE: 1663. Information regarding the risks this property may be exposed to is available on the Géorisques website: "www.georisques.gouv.fr". For a visit, contact your advisor Sophie LEMONNIER at 06 83 81 79 96 / 02 61 72 05 56 or by email: sophie.lemonnier@alcimmobilier.com / direction@alcimmobilier.com RSAC 524 577 251 - License issued by CCI Portes de Normandie. Advertisement written and published by a commercial agent. You can find all our listings on our website www.alcimmobilier.com

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