

230 000 €

Contact agency

WE INVEST

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For sale house

6 rooms

Surface : 110 m²

Surface of the land : 3146 m²

Year of construction : 1979

Features :

double glazing

5 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

2 parkings

1 cellar

Energy class (dpe) : E

Emission of greenhouse gases (ges) : B

Document non contractuel



House Conques-en-Rouergue

Charming Traditional House + Stone Barn Imagine a traditional house, built in 1970, that exudes the authenticity and charm of a bygone era. With its 107 m² of living space, this residence offers a spacious and bright living environment, ideal for a family seeking tranquility and comfort. The entrance welcomes you into a large 30 m² living room with reversible air conditioning and cast iron stove, bathed in natural light thanks to its large windows offering a clear view of the garden which offers you a friendly living space that is perfect for relaxing moments with family or evenings with friends. The house consists of six rooms, including five bedrooms, each offering a private and customizable space. The open-plan and fully equipped kitchen is a real asset for cooking enthusiasts. It invites culinary creativity while providing a pleasant living space. The interior, although requiring some refreshment, has a bathroom and a shower room in the bedroom in the basement, as well as two separate toilets, guaranteeing comfort and practicality on a daily basis, the possibility of creating one upstairs is possible. The 3,146 m² garden is a true haven of peace. Imagine yourself, on a balmy summer evening, enjoying an aperitif on the 23 m² veranda while admiring the sunset. This green space is ideal for children to play in complete safety, or for gardening enthusiasts to grow their favorite plants. The house also has double indoor parking and two outdoor parking spaces, providing a convenient solution for parking your vehicles. The seller with a



second time. Located just 25 minutes from Marcillac valon and 15 minutes from Saint Cyprien sur Dourdou, you will find a kindergarten, an elementary school and middle schools, several general food stores, restaurants, as well as doctors and dentists, and a pharmacy. In addition, the house is located on the Way of St. James and the magnificent site of Conques en Rouergue, a thousand-year-old treasure of Aveyron.

Fees and charges :
230 000 € fees included