

283 500 €

Contact agency

CIM Occitanie - Montauban

1A rue Voltaire

82000 Montauban

05.82.95.44.48 / dany@agencecim.fr

For sale house

7 rooms

Surface : 300 m<sup>2</sup>

Surface of the land : 1537 m<sup>2</sup>

Year of construction : 1900

View : Dégagée

Hot water : Electrique

Inner condition : GOOD

Couverture : tiling

Features :

double glazing

4 bathrooms

4 WC

Energy class (dpe) : D

Emission of greenhouse gases (ges) : E

Document non contractuel

08/05/2024 - Prix T.T.C



### House 9952 Moissac

Ideal investor, realization bed and breakfast or gites. Close to downtown Moissac, this building offers all the necessary amenities on foot. The building has an area of approximately 395 m<sup>2</sup>, made up of 4 apartments: (1 studio of 35 m<sup>2</sup> + 1 studio of 30 m<sup>2</sup> + T3 of 80 m<sup>2</sup> + large apartment of 180 m<sup>2</sup> + Workshop of 50 m<sup>2</sup>). Represent a monthly income of €2,200 excluding charges. This building includes parking spaces for each apartment, type of collective fuel central heating and individual electric cumulus heating, some refreshment work to be planned. Do not waste a second and get in touch for a visit with Christian HAMON Commercial Agent, Tel. : 06.62.11.49.84 or by e-mail c.hamon82000@gmail.com. Montauban RSAC number 488 831 058. As for the sale price, it amounts to €302,400 HAI. Agency fees are the responsibility of the seller.

Fees and charges :

283 500 € fees included

