

171 000 €

Contact agency
CIM Occitanie - Montauban

1A rue Voltaire

82000 Montauban

05 82 95 44 48 / contact@agencecim.fr

Professional local professional

Surface : 288 m²

Features :

Independent building, AIR CONDITIONING,
disabled access



Local professional 10139 Caylus

FOR SALE EXCLUSIVE No. 10 139 – In CAYLUS in a recent and attractive commercial area, new RT2012 type building of 288 m² on a plot of 3771 m². This building includes an exhibition area of more than 100 m² with 2 offices of 11 m² and a storage area of 80 m². There is also a type 2 residential dwelling of 50 m² including a living room of 28 m², a bedroom of 13.24 m² and a bathroom. This recent building from 2017 is still under ten-year warranty. The whole is on a plot of 3,771 m², fenced with electric gate. You have the possibility of extending the building or building a second one or dividing the land into 2 plots. The building is connected to an individual sanitation system and equipped with double glazing, an alarm and reversible air conditioning for the office and the accommodation. Construction insulating steel tray slope of 26%, insulating cladding, glass wool 240 min. Reduced transaction costs for the acquisition. Property taxes of 1450 euros. Do not waste a second and contact for a visit with Christian HAMON, Commercial Agent, Tel. 06.62.11.49.84 or by e-mail c.hamon82000@gmail.com. RSAC number of Montauban 488 831 058. As for the sale price, it amounts to €139,000 Agency Fees Included. The agency fees are the responsibility of the seller.

Document non contractuel

15/06/2025 - Prix T.T.C

