



€96770 - Beautiful Stone House with Large Garden and Great Potential



Informações do Revendedor

Name:	Christophe GUAY
Nome da Empresa:	Agence TIC Ruffec
País:	França
Experience since:	1985
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telephone:	+33 (545) 710-046
Languages:	French
Website:	https://tic-ruffec.com

Detalhes do anúncio

Imóveis para:	Venda
Preço:	EUR 96,770

Localização

Country:	França
State/Region/Province:	Nouvelle-Aquitaine
Cidade:	Civray
Adicionado:	05/07/2024

Informação adicional:

Attractive two-bedroom house in the Vienne with great potential for extension/conversion. The interior is in need of general refurbishment, but certain old features should be retained to preserve the character of the building. The property benefits from gas central heating, has double glazing on all windows and doors, a roof in very good condition and a septic tank installed in 2021. As you can see, this house has a lot to offer and is just waiting to be embellished by you. A great opportunity not to be missed!

Ground floor

- Entrance hall (17m²): flagstones, exposed beams
- Living room (39m²): flagstone floor, fireplace, stone walls and exposed beams
- Fitted kitchen (26m²): flagstone floor, fireplace, stone walls and exposed beams
- Bedroom 1 (15m²): carpet



- Dressing room (7m2): carpet
- Bathroom (6m2): tiled floor, bath, bidet, washbasin
- WC (1m2): tiled floor, sani-broyeur
- Bedroom 2 (13m2): carpet, exposed beams

1st floor

Attic over the entire surface area of the house (old staircase already in place)

Outside

- Adjoining barn with 105m2 cellar. Gives access to the attic of the house. Roof in good condition
- Barn with 130m2 bread oven
- Garden

Information on the risks to which this property is exposed is available on the Georisques website:
www.georisques.gouv.fr

Condição: Very Good

Comum

Quartos de dormir:	2
Banheiro:	1
Pés quadrados acabados:	134 m ²
Tamanho do lote:	3.813 m ²

Room details

Total rooms:	4
Indoor Features:	Fitted kitchen

Utility details

Heating:	Sim
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Building details



Número de pisos: 1

Lease terms

Date Available:

Informação adicional

Virtual tour URL: http://www.youtube.com/embed/57bAWkse_88

Contact information

IMLIX ID: IX5.886.633

