



House

CURCIAT DONGALON (01)

199 000 €*

* Agency fees to be paid by the seller



136 m²



6 pièce(s)



3 chambre(s)

PROPERTY DESCRIPTION

CURCIAT DONGALON. FOR SALE VILLA T6 OF 136 M² AND FARMHOUSE OF 73 M² TO RENOVATE, ALL ON A LAND OF 4,290 m². Curciat Dongalon, a small town in Bresse where the associations are very active and where you never get bored. It enjoys a privileged geographical location since in the department of Ain but very close to the Saône et Loire and the Jura. A vast raised ground of 4290 m² (numerous fruit trees) assures you peace. It houses several buildings, each of which has a purpose. A villa built on 2 levels constitutes the main house. The roof was redone 25 years ago with, a significant advantage, an under-roof. The construction is in brick, a naturally insulating material. The rooms are spacious and bright including 3 beautiful bedrooms upstairs where other rooms can be created. A small farmhouse, late 19th century, has a roof like new, redone in 2019. The old house, with an area of 73 m², entirely to renovate, has beautiful outbuildings (130 m²), convertible attics and a well. Two other outbuildings of 75 and 23 m² complete the set. This property therefore has great potential. You can give free rein to your imagination with numerous possibilities for the layout. Whatever your needs, you will be able to satisfy them. Do not hesitate to call me. The fees are the responsibility of the seller.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www. georisques. gouv. fr](http://www.georisques.gouv.fr).

**** ENGLISH SPEAKERS:** please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



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LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 814415
Property type House
Year of construction 1963
Exposure E-W
View Vue sur Jardin

SURFACES

Living space 136 m²
Living room surface 23 m²
Land surface 4290 m²

COMPOSITION

Number of rooms 6
Number of bedrooms 3
Number of bathrooms 1
Toilets count 1

DPE/GES

DPE 234
GES 66

APPENDIX

Parking extérieur
Parking space 3
Videophone Non

SERVICES

Heater fuel



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639 rue du Mas de Verchant, Immeuble Diver'city - 34 170 Castelnau Le Lez
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SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle