



Detached house

LA ROCHELLE (17)

299 000 €*

* Agency fees to be paid by the seller



100 m²



4 pièce(s)



3 chambre(s)

PROPERTY DESCRIPTION

LA ROCHELLE, Laleu district. 101m2 house with garage, cellar and garden. It benefits from beautiful volumes, beautiful light and after some work, it will be perfect. So that you can project yourself, I have voluntarily included photos of home staging (kitchen, living room, bedroom and bathroom) On the ground floor, it consists of a large living room of 35m2, crossing, facing North-South with direct access to the veranda, an independent kitchen with also its access to the veranda, a bathroom which, today, serves as a laundry room but which could resume its function as a Originally, a veranda, a separate toilet, a pantry and numerous cupboards. The 1st floor accommodates the 3 bedrooms, the bathroom and a second independent toilet. It is located a stone's throw from schools, an on-site bus line serves the city center and the old port is accessible by bike in ten minutes via the cycle paths. To visit without delay. 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 838831

Property type Detached house

Year of construction 1975

Exposure N-S

View Vue sur Jardin

SURFACES

Living space 100 m²

Living room surface 34 m²

Land surface 326 m²

COMPOSITION

Number of rooms 4

Number of bedrooms 3

Number of bathrooms 1

Toilets count 2

Washrooms 1

DPE/GES

DPE 256

GES 55

APPENDIX

Parking garage

Garage 1

Cellar 1

Videophone Non

SERVICES

Heater gaz

Kitchen aménagée



CAPIFRANCE
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