



House

MONTLUCON (03)

283 000 €



172 m²



6 pièce(s)



4 chambre(s)

PROPERTY DESCRIPTION

MONTLUCON, near downtown bourgeois house year 1900, completely renovated with great taste quality services. This property includes: Ground floor: hallway, living room, fitted/equipped kitchen, master suite with bedroom, office, shower room/WC, cupboards, bathroom. On the 1st floor: landing, bathroom, WC, 2 bedrooms with cupboards, an office with library. Ground floor: cellar, boiler room, laundry room, 2 other rooms. 2 car garage. The back of the house overlooks land not overlooked, enclosed and planted with garden shed. GAS central heating, connected to mains drainage. You are looking for a quality property close to the city in a sought after area, come and visit a guaranteed favorite. Les honoraires d'agence sont à la charge de l'acquéreur, soit 6,39% TTC du prix hors honoraires. Le Diagnostic de Performance Énergétique(DPE) a été réalisé selon une méthode valable mais non fiable et non-opposable.

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!



Claude GUILLET

DOYET (03170)

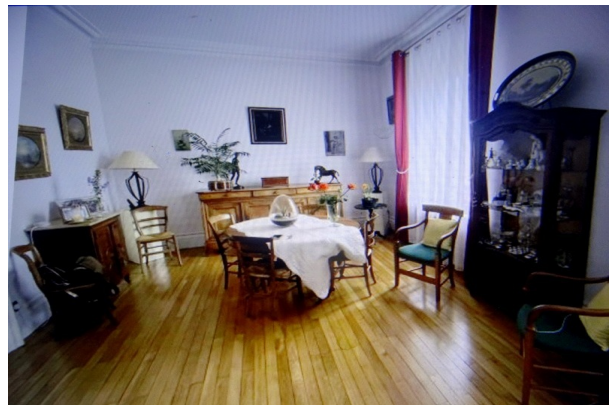
Agent

RSAC : 751 787 672 00011

Courts service city :
MONTLUCON

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LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 843848
Property type House
Year of construction 1900
View Vue dégagée

SURFACES

Living space 172 m²
Living room surface 33 m²
Land surface 466 m²

COMPOSITION

Number of rooms 6
Number of bedrooms 4
Toilets count 2
Washrooms 2

DPE/GES

DPE 120
GES 18

APPENDIX

Parking garage
Garage 1
Cellar 1
Videophone Non

SERVICES

Heater gaz
Kitchen aménagée



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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