



*Agnès Le Villain*

## House

BASSE TERRE (971)

**199 800 €**



85 m<sup>2</sup>



3 pièce(s)



2 chambre(s)

## PROPERTY DESCRIPTION

Agnès LE VILLAIN presents to you a splendid restored 19th century town house. It was rehabilitated in agreement with the Architect of Buildings of France in accordance with the existing structure. Located in the historic Carmel district, just 2 minutes from the city center, this home offers a unique combination of tranquility and proximity to urban amenities and the High School. The vast, bright living room of almost 30 m<sup>2</sup> creates a friendly and functional space with its adjoining kitchen. Upstairs, you will discover 2 bedrooms with balconies and a small sea view, as well as a bathroom with toilet. In total respect with the traditional appearance of this house, the parquet floors, balcony, joinery and stairs are in red wood. If you would like a pre-tour of this splendid home, videos are available upon request.

Les honoraires d'agence sont à la charge de l'acquéreur, soit 8,00% TTC du prix hors honoraires.

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!



**Agnès LE VILLAIN**

**BOUILLANTE (97125)**

Agent

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Courts service city : BASSE  
TERRE

**07 83 12 44 70**

## LE BIEN EN IMAGES



## DETAILS

### GENERAL

Reference ..... 849147  
Property type ..... House  
Year of construction ..... 1800  
View ..... Vue sur Toits, sur Ville

### SURFACES

Living space ..... 85 m<sup>2</sup>  
Living room surface ..... 30 m<sup>2</sup>  
Land surface ..... 54 m<sup>2</sup>

### COMPOSITION

Number of rooms ..... 3  
Number of bedrooms ..... 2  
Toilets count ..... 1  
Washrooms ..... 1  
Balcony ..... 1

### DPE/GES

DPE ..... 26  
GES ..... 21

### APPENDIX

Videophone ..... Oui

### SERVICES

Air conditioning ..... Yes  
Kitchen ..... aménagée



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