



House

PERIGNY (17)

370 000 €*

* Agency fees to be paid by the seller



90 m²



4 pièce(s)



3 chambre(s)

PROPERTY DESCRIPTION

PERIGNY, Romsay district. Character house of 90m2 on a plot of 266m2 with garage, workshop and garden. On the ground floor, it includes a fitted and equipped kitchen, a dining room, a very welcoming living room with its wood stove, a bathroom and a separate toilet. Upstairs, the three bedrooms share the space. On the exterior side, a beautiful green space completes this property. But. that's not all ! the garage and the workshop with an area of 40m2 could be transformed into a home to possibly create rental accommodation. In summary, you will be seduced by the character of this house, its charm and its location. Its location because we are a stone's throw from the Romsay canal. Access to La Rochelle will be on foot or by bike (4km) via the canal. Local shops and the school are within walking distance, as are public transport. To visit without delay... Les honoraires sont à la charge du vendeur.

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!



Cédrine AL ATTIYA

LA-ROCHELLE (17000)

Agent

RSAC : 828 849 810 00019

Courts service city : LA
ROCHELLE

(+33)6 28 33 18 87

LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 851160

Property type House

Year of construction 1960

Exposure West

View Vue dégagée, sur Jardin

SURFACES

Living space 90 m²

Living room surface 32 m²

Land surface 266 m²

COMPOSITION

Number of rooms 4

Number of bedrooms 3

Toilets count 1

Washrooms 1

DPE/GES

DPE 310

GES 25

APPENDIX

Parking couvert

Parking space 2

Garage 1

Videophone Non

SERVICES

Heater pompe à chaleur

Kitchen aménagée



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639 rue du Mas de Verchant, Immeuble Diver'city - 34 170 Castelnau Le Lez
CS 70058 34 473 Pérols Cedex
RCS de Montpellier n° 441 338 985
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