



House

LONGCHAMP SUR AUJON (10)

129 990 €



85 m²



4 pièce(s)



3 chambre(s)

PROPERTY DESCRIPTION

EXCLUSIVE in the village of LONGCHAMP SUR AUJON (10310), village located 5 minutes from the motorway towards PARIS (2h30), TROYES (45min) and DIJON (1H) but also 15min from BAR SUR AUBE and 30 minutes from CHAUMONT. If you are a young couple wishing to own property instead of paying rent, if you are a family or retirees dreaming of settling in the countryside while benefiting from amenities such as primary schools 5 minutes away in the village of CLAIRVAUX and nearby big cities, so quickly come and visit this single-storey house. Without joint ownership, this house will bring you the tranquility you are looking for. It consists of an entrance, a laundry room, a closed kitchen, a living/dining room of approximately 30m², a bathroom, a separate toilet and 3 bedrooms. In addition you will benefit from a pretty south/west facing veranda of 19m², a real plus because you will be able to benefit from 100m² of living space on the ground. The advantages of this house: double glazing in all rooms, roller shutters installed, a buried cellar of approximately 10m² and finally 1 garage of 19m² with electric door. Some work is required but a visit is essential as there are few pavilions of this type on the market. I am available for any additional requests. Les honoraires d'agence sont à la charge de l'acquéreur, soit 8,33% 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!



François HOWARD

**PALAU-DEL-VIDRE
(66690)**

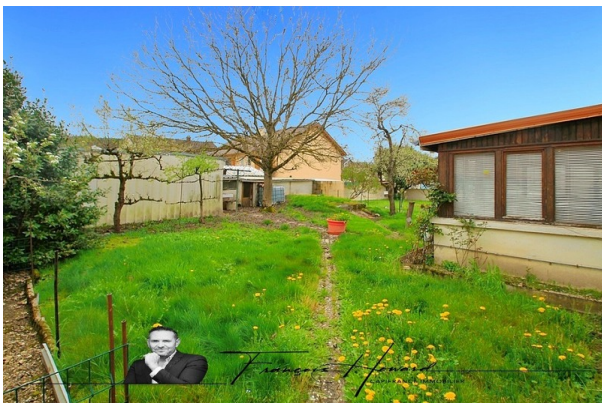
Agent

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LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 852392

Property type House

View Vue sur Jardin

SURFACES

Living space 85 m²

Living room surface 30 m²

Land surface 488 m²

COMPOSITION

Number of rooms 4

Number of bedrooms 3

Toilets count 1

Washrooms 1

DPE/GES

DPE 290

GES 65

APPENDIX

Parking couvert

Parking space 1

Garage 1

Cellar 1

Videophone Non

SERVICES

Heater fuel

Kitchen aménagée



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