

236 000 €

For sale village house

Surface : 160 m<sup>2</sup>

Surface of the living : 44 m<sup>2</sup>

Surface of the land : 1423 m<sup>2</sup>

Exposition : Sud

View : Citadine

Hot water : Electrique

Inner condition : Excellent

External condition : good

Couverture : tiles

Features :

fireplace, Bedroom on ground floor, double glazing, Arrosage automatique, Laundry room

4 bedroom

1 terrace

1 bathroom

2 WC

1 garage

4 parkings

1 cellar



## Village house 5355 Saint-Nicolas-de-la-Grave

Between Castelsarrasin and Moissac, in the beautiful village of Saint Nicolas de la Grave, beautiful single-storey villa, renovated with 160m<sup>2</sup> of living space, 4 bedrooms including one of 18m<sup>2</sup> and a 67m<sup>2</sup> garage that can accommodate a camper van. The house includes an entrance opening onto a 44 m<sup>2</sup> living/dining room with a wood stove opening onto a covered terrace, a 23 m<sup>2</sup> fully equipped and separate kitchen with French window onto the terrace, bathroom plus shower with double sinks, a 17 m<sup>2</sup> laundry room, enclosed and wooded garden of approximately 1400 m<sup>2</sup>. Close to shops and services. All in good condition, ideal for families.

Fees and charges :

236 000 € fees included

Document non contractuel

23/10/2024 - Prix T.T.C

