

227 000 €

For sale house

4 rooms

Surface : 95 m<sup>2</sup>Surface of the living : 29 m<sup>2</sup>Surface of the land : 680 m<sup>2</sup>

Exposition : Sud

Inner condition : a refresh

Couverture : tiles

Features :

electric shutters, fireplace, double glazing

2 bedroom

1 shower

1 WC

1 garage

1 cellar



## House 1700 Le Vaudreuil

Property on 680 m<sup>2</sup> of land comprising old house adjoined by a gable with entrance, kitchen, living room/lounge with open fireplace, toilet, shower room, 1 bedroom. On the 1st Floor: landing for office use, 2 bedrooms + attic room of 28m<sup>2</sup> useful to convert. Partial basement of 31m<sup>2</sup>. The ++++ - Independent garage of approximately 31m<sup>2</sup>. - Indoor parking on the property. - Liveable single-storey dwelling. - Potential for a 4th bedroom in the attic. - South facing main façade and its garden. "Information on the risks to which this property is exposed is available on the Géorisks website <http://www.georisks.gouv.fr>".

## Legal information

227 000 € fees included

3,18% VAT of fees paid by the buyer  
(220 000 € without fees), no current  
procedure, information on the risks to which  
this property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr)

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E  
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