

180 000 €

Contact agency

Agence BBii

30 rue Mgr A.Daumas

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04 97 22 24 83 / bbii.immo@gmail.com

For sale house

6 rooms

Surface : 146 m<sup>2</sup>

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

Surface of the land : 1855 m<sup>2</sup>

Year of construction : AV 1949

Hot water : Electrique

Inner condition : to renovate

External condition : GOOD

Couverture : tiling

3 bedroom

1 terrace

1 bathroom

2 showers

3 WC

1 garage

1 cellar

Energy class (dpe) : F

Emission of greenhouse gases (ges) : F

Document non contractuel

15/03/2025 - Prix T.T.C



## House 8889 Vauban

Your BBii Loire, Saône et Loire, Rhône agency offers you this pretty stone house of approximately 146m<sup>2</sup> on 1,855m<sup>2</sup> of flat land in the commune of Vauban, located 15 minutes from La Clayette, 15 minutes from Charlieu and 20 minutes from Chauffailles. This stone building, built on 2 floors, has a living room with an open fireplace opening onto the dining room, 3 large bedrooms, one of which is on the ground floor, 1 bathroom and 2 shower rooms. A large detached garage of 40m<sup>2</sup> with workshop area and cellar. The house has a gas boiler for heating Insulation and renovation work will be required/ DPE F. Housing with excessive energy consumption. Price: €180,000 (fees payable by the seller) Lapiere Marine, Negotiator 06 59 32 84 84 SIRET: 95316539600011

Fees and charges :

180 000 € fees included

