

87 000 €

Contact agency  
Agence Charvy-Bonneau

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For sale townhouse

7 rooms

Surface : 137 m<sup>2</sup>

Exposition : Est ouest

View : Citadine

Hot water : Electrique

Inner condition : to renovate

External condition : GOOD

Couverture : tiling

1 garage



### Townhouse 762 Saint-Girons

Crossing house in the town center, semi-detached on two sides, approximately 137 m<sup>2</sup> of living space on three levels with the possibility of creating three apartments. It consists of an entrance hall and three rooms on the ground floor; upstairs, a landing, a kitchen (new water heater), three rooms (including a dining room and a living room), and a shower room. On the second floor, there is a landing, an old kitchen, and two bedrooms. There is an attic above. From the other street, it is accessed through a garage. Part of the house is co-owned only because one of the garages was sold. Exemption from DPE because there is no longer a heating system (previously, there were electric radiators) Ideal first investment (seasonal or traditional rental)

Fees and charges :

87 000 € agency fees 6,90% à the responsibility of the buyer included

Document non contractuel

05/04/2025 - Prix T.T.C

