

259 000 €**For sale village house****6 rooms****Surface : 133 m²****Surface of the living : 35 m²****Year of construction : 1900****Exposition : Sud****Hot water : Electrique****Inner condition : excellent****External condition : good****Couverture : slate****Features :**

Jacuzzi spa, double glazing

3 bedroom

2 showers

2 WC

**Village house 1750 Pont-de-l'Arche**

Completely renovated village house including on the ground floor: AMEQ kitchen open to living room/lounge, bathroom and a "Relaxation" area. 1st Floor: wc, landing to office space, 2 bedrooms. 2nd Floor: 1 bedroom with shower room. The whole approximately 153 m² useful. - There is no garden for this accommodation, a parking space is located right next door. The +++ - Relaxation / Cocooning area of 33m² including a 5-person Spa, sauna, shower, toilet, changing room. This "Well-being" Space has an entrance independent of that of the house, which possibly allows this part to be rented and thus create an income. - Tastefully decorated. - Living room 48m² (kitchen/living room/lounge). - Bright interior with a south-facing exposure. - Equipment constituting the home. "Information on the risks to which this property is exposed is available on the Géorisks website <http://www.georisks.gouv.fr>".

Legal information

259 000 € fees included

3,11% VAT of fees paid by the buyer

(251 000 € without fees), no current

procedure, information on the risks to which

this property is exposed is available on

[georisks.gouv.fr](http://www.georisks.gouv.fr)

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