

**199 500 €**

**For sale house**

**5 rooms**

**Surface : 122 m<sup>2</sup>**

**Surface of the living : 27 m<sup>2</sup>**

**Surface of the land : 795 m<sup>2</sup>**

**Exposition : Nord sud**

**Features :**

Surf terrace. 20, Double-vitrage

3 bedroom

1 terrace

1 shower

1 WC

1 parking

**Energy class (dpe) : D**

**Emission of greenhouse gases (ges) : B**

Document non contractuel

19/05/2024 - Prix T.T.C



### House 687 Rimont

Adorable renovated village house, with closed parking space, wooden terrace and enclosed garden with trees of around 700 m<sup>2</sup>. Ground floor: entrance, fitted kitchen, living room in two parts separated by a few steps, one opening onto a balcony overlooking the garden. From the kitchen there is access to a pretty wooden terrace and a summer kitchen (with utility/laundry area). 1st FLOOR: hall leading to three nicely decorated bedrooms and a bathroom with walk-in shower and toilet. OUTSIDE: south-facing garden (sloping), chicken coop (without hens), garden shed/workshop. Well in excellent state of maintenance. Many works have been done: double glazing joinery, central heating air / water heat pump, wood stove, insulation of the attic with cellulose wadding. Property tax 487 euros.

#### Legal information

199 500 € fees included

5,00% VAT of fees paid by the buyer (190 000 € 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)

