



IMLIX

سوق العقارات IMLIX
https://www.imlix.com/ar/

A haven of peace and tranquility

معلومات الوكيل

Sarah Day	اسم:
Maisons et Manoirs	اسم الشركة:
France	بلد:
1994	Experience since:
Selling a Property	نوع الخدمة:
	Specialties:
Apartments, Houses	Property Type:
+33 (608) 891-279	هاتف:
French	Languages:
http://www.maisonsetmanoirs.com	موقع الكتروني:



تفاصيل الاعلان

عقار لل: تخفيض السعر
السعر: USD 244,810.16

موقع

بلد: France
الرمز البريدي: 32120
نشر: 22/04/2024
وصف:

With huge potential, this charming villa is located away from nuisances but close to shops and activities.

It comprises a bright entrance hall of 25m2 which leads to a double exposure living room, as well as a practical kitchen/dining room and two bedrooms, both of good sizes, one with en-suite bathroom. On the first floor, you will find an office space, a third bedroom and an attic (with possibility to extend).

Outside you will find land of 12700m2 with open views, as well as outbuildings that can be converted into a gite.

Ideal second home or project.

Ground floor:

Entrance hall 25.3 m

Kitchen 26.5 m double exposure, wood burner

Living room 27.5 m, double exposure, wood burner, spiral staircase to mezzanine

Bedroom 1 - 26.5 m

Shower room (shower, toilet and sink)

Bedroom 2 - 15.8 m with en-suite bathroom 5.9 m (sink, bath WC) First floor,

First floor :



Office
Bedroom 3 - 9,6m2
Large attic (possibility to renovate)

Outside :
Land 12700m2
Workshop
Garage
Outbuildings (to be renovated)

10 minutes to Mauvezin
15 minutes to Gimont
25 minutes to Auch
50 minutes to Toulouse

Surface : 148.3 m2

Rooms : 5

Bathroom : 1

Plot size : 01 ha 27 a

Caracteristiques techniques

Reference

MM1986AP

Price

225 000 €

Location

Mauvezin 32120

Rooms

5

Bedrooms

3



Shower room

1

Bathroom

1

Property tax

248 € /year

Plot size

01 ha 27 a

Sanitation

Individual non-compliant

Swimming pool

No

Heating

Wood, Fuel oil

Other

Fiber optic Internet

Interior condition

Needs work

Kitchen

Fitted/Open plan

Furnishing

Partially furnished

View



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Mountain

Exposure

South

Insulation

Aluminium

Roof

Refait

Informations complementaires

Including fees of 5.82% to be paid by of the purchaser. Price excluding fees 212 625 €. Energy class D, Climate class E. Estimated average amount of annual energy expenditure for standard use, based on the energy prices of the year 2021: 1590.00 €. Date of completion of the DPE: 28-03-2021. Information on the risks to which this property is exposed is available on the Geohazards website: georisques.gouv.fr.

Nos honoraires

مشترك

3

غرف نوم:

1

الحمامات:

148.3 م

تشطيب قدم مربع:

Room details

5

Total rooms:

Utility details

نعم فعلا

Heating:

Rental details

نعم فعلا

Furnished:

Lease terms

Date Available:

Contact information

IX5.663.762

IMLIX ID:



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