



## 4 room, 95m2 House for sale in Saint genies de fontedit - 139 000 € \*



### Στοιχεία μεσίτη

Όνομα:	Patrick Gibbins
Όνομα εταιρείας:	Artaxa Immo Sarl
Χώρα:	France
Experience since:	2008
Τύπος υπηρεσίας:	Selling a Property
Specialties:	Property Type: Apartments, Houses
Τηλέφωνο:	
Languages:	French
Site:	

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 163,114.84

### Τοποθεσία

Χώρα:	France
Νομός/Περιοχή/Επαρχία:	Occitanie
Ταχυδρομικός κωδικός:	34480
Δημοσιεύθηκε:	30/03/2026

### Περιγραφή:

Character house on several levels with terrace and open views

This charming village house full of character is arranged over three levels, with an attic space in good condition offering further development potential.

On the ground floor you will find a 20 m2 garage and a 20 m2 storage room (with former tanks). The floors are connected by a beautiful stone staircase with polished iron balustrade, adding authentic charm and character to the property.

The first floor features a well-equipped 16 m2 kitchen opening onto a pleasant 12 m2 terrace, perfect for enjoying views of the village square and church. The bright 20 m2 living room is warm and welcoming, fitted with a quality wood-burning stove and also benefits from lovely open views.

The second floor offers a 16 m2 main bedroom with balcony, a 12 m2 office or second bedroom, as well as a separate WC and a modern shower room.

A stylish exotic wood staircase leads to the third bedroom of 14 m2, a cosy and private space.



Finally, the attic in good condition, already fitted with a Velux window, provides additional potential for conversion depending on your needs.

Information on the risks to which this property is exposed is available on the website Georisques

## Our Fee Schedule

\* Agency fee : Agency fee included in the price and paid by seller.

(2) Monthly payment from. A credit commits you and must be repaid. Check your borrowing abilities before you commit.

Κατάσταση: Good

### **Κοινά**

Κρεβατοκάμαρες: 3  
Τελειωμένα τετραγωνικά  
πόδια: 95 τ.μ  
Μέγεθος αυλής: 40 τ.μ

### **Room details**

Total rooms: 4

### **Lease terms**

Date Available:

### **Contact information**

IMLIX ID: IX8.295.041

