



## Building made up of two dwellings



### Informações do Revendedor

|                  |  |
|------------------|--|
| Name:            | ArKadia  |
| Nome da Empresa: |  |
| País:            | Reino Unido  |
| Telefone:        |  |
| Languages:       | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Detalhes do anúncio

|               |               |
|---------------|---------------|
| Imóveis para: | Venda         |
| Preço:        | USD 113,361.2 |

#### Localização

|                        |            |
|------------------------|------------|
| Country:               | França     |
| State/Region/Province: | Occitanie  |
| Cidade:                | Lavelanet  |
| CEP:                   | 09300      |
| Adicionado:            | 25/06/2024 |

#### Informação adicional:

In the city center of Lavelanet, this building is made up of a T2 on the ground floor and a T3 duplex upstairs. Both accommodations are already rented. On the ground floor: the T2 of 43 m<sup>2</sup> also has a closed patio of 25m<sup>2</sup> which will allow the creation of an additional master bedroom after insulation. On the 1st and 2nd floor: A duplex apartment of approximately 100m<sup>2</sup> including a living room of 23 m<sup>2</sup>, a kitchen of 21m<sup>2</sup>, two bedrooms, a bathroom and a separate toilet and on the top floor: attic of 30 m<sup>2</sup> suitable for conversion. PVC double glazing, TAE, roof redone in 2012, electricity of T2 redone in 2012. electricity of T3 old. Information on the risks to which this property is exposed is available on the Georisks website: [www.georisks.gouv.fr](http://www.georisks.gouv.fr) »

|           |                  |
|-----------|------------------|
| Condição: | Must be reformed |
|-----------|------------------|

#### Comum

|                         |                    |
|-------------------------|--------------------|
| Pés quadrados acabados: | 120 m <sup>2</sup> |
|-------------------------|--------------------|

#### Energy efficiency

|  |     |
|--|-----|
| Energy Use (kWh/m <sup>2</sup> /year): | 300 |
|--|-----|

#### Building details

|                  |   |
|------------------|---|
| Número de pisos: | 2 |
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## Lease terms

Date Available:

## Informação adicional

URL do site:

[http://www.arkadia.com/TXNV-T17110/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/TXNV-T17110/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID:

09007333673

