



Ref: A08828

Price: 85 500 EUR

agency fees included: 6.875 % TTC to be paid by the buyer (80 000 EUR without fees)

## A 4 bedroom house close to the shops with a fabulous living room with mezzanine, garages, cellar and garden.



### INFORMATION

Town: Bellac

Department: Haute-Vienne

Bed: 4

Bath:

Floor: I 10 m2

Plot Size: 180 m<sup>2</sup>







An ideally situated two story house with 4 bedrooms, a spacious living room with mezzanine, three garages, cellar and a small garden. Located in the heart of Bellac, this charming two-storey house is close to all amenities.

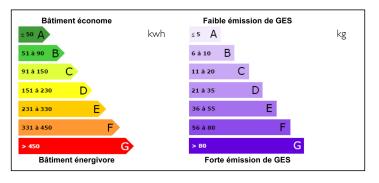








**ENERGY - DPE** 



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Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



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# E LLE



### DESCRIPTION

On the ground floor we have a large room and two garages that can accommodate one car each.

On the first floor there are two bedrooms and an office, a bathroom and a toilet. There is also a kitchen and a dining room leading to a large living room with a mezzanine, which in turn leads to another spacious bedroom.

Going up the stairs to the attic, we find a small bedroom and a large room that can be renovated.

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Information about risks to which this property is exposed is available on the Géorisques website : https://www.georisques.gouv.fr

### **NOTES**