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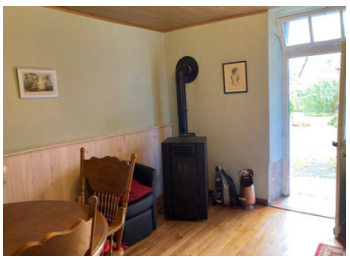
www.frenchestateagents.com

Ref: A43965DLO23 Price: 48 600 EUR

agency fees included: 6600 € TTC to be paid by the buyer (42 000 EUR without fees)

Nicely presented Terraced property, ready to move into.















INFORMATION

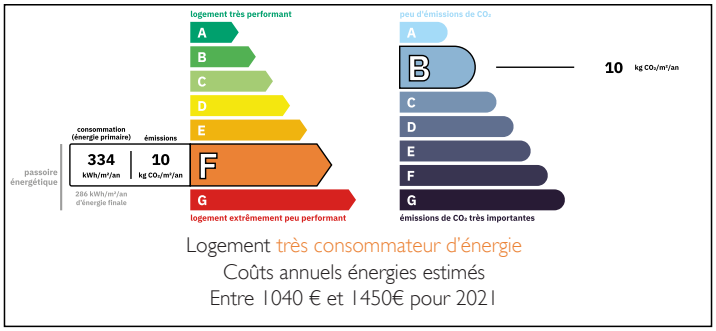
Town:	Bourganeuf
Department:	Creuse
Bed:	2
Bath:	1
Floor:	62 m2
Plot Size:	334 m2

IN BRIEF

Nicely presented town house, ready to move into. Situated in the medieval town of Bourganeuf in the Creuse department 23.

ALL SERIOUS OFFERS WILL BE CONSIDERED

ENERGY - DPE



Logement très consommateur d'énergie
Coûts annuels énergies estimés
Entre 1040 € et 1450€ pour 2021

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

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.

International : +33 (0)5 53 60 84 88 France: 0033 (0)553 608 488 FAX: 0033 (0)553 566 257 *All prices include agency fees.
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NOTES

DESCRIPTION

Nicely presented habitable town house, in walking distance of the town with all amenities on the doorstep.

As you enter the property you are into a small vestibule suitable for coats, shoes etc. You then enter into the cosy little kitchen/dining room. There is then access to the lounge with a pellet burner and door access to the garden with a shed, building and outside toilet.

Return to the vestibule where there are stairs leading up to the landing and 2 double bedrooms one with access to the loft, this can be made into further habitable space.

Return to the landing you will find a recently installed shower room with toilet.

Bourganeuf boasts, supermarkets such as Aldi and Carrefour, butchers, bakers, other shops, vets, Drs, hospital, bars, restaurants and lots more.

Please contact me for more information, or indeed to arrange a visit.

All serious offers considered.

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

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