

€ 168 000

Buying house

4 rooms

Surface : 94 m²

Surface of the land : 170 m²

Year of construction : Avant 1949

Hot water : Electrique

Inner condition : Rénové

External condition : to renovate

Couverture : tiles

Amenities :

Bedroom on ground floor, double glazing, calm

3 bedroom

1 shower

2 WC

1 parking

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Fees and charges :

168 000 € agency fees 5,95% à the responsibility of the buyer included

03/07/2025 - Prix T.T.C



House Bégadan

Located in the heart of the village of BEGADAN (33340), semi-detached house on both sides, with a surface area of approximately 94 m². On a plot of approximately 170 m², this two-story house, fully renovated inside, comprises on the ground floor a living room and its open fitted kitchen, bedroom, separate toilet. Upstairs: a landing, two bedrooms and a shower room + integrated toilet. Enclosed land. The house was completely renovated inside in 2022 including the installation of double-glazed PVC joinery, new electrical panel, insulation of walls and floors, installation of a new kitchen, heating, etc. Some remaining work: - facade renovation at the rear: rendering to be planned on one side - installation of an independent sanitation system A visit, some information? CONTACT: TIM POMMIES-PICOT Ref. : 880V678M - Mandat n°0210



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Code NAF 6831Z - SIRET 927 735 498 00010 - Garantie financière : Gestion immobilière GALIAN ASSURANCES 89 rue de la Boétie 75008 Paris
08 Montant de la garantie 200000E Transaction sur immeubles et fonds de commerce Peut recevoir des fonds GALIAN ASSURANCES 89 rue de la Boétie 75008 Paris 08 Montant de la garantie 120000E - Document non contractuel - *prix F.A.I.