

Mandat V.I.P. ✓



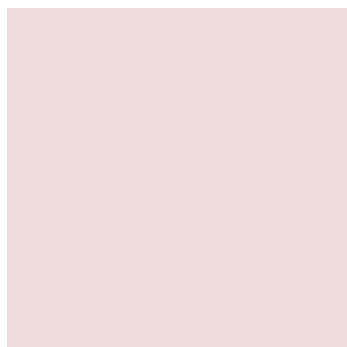
Peyrat-le-château

152 600 € Fees inc.

Fees payable by the buyer
Selling price excluding agency fees 140000€
Agency fees in % inc. vat 9%

Attractive detached stone property located on dead-end, nice and private location, in Peyrat-le-Château. All main rooms on one level, four bedrooms, two garages, total basement, beautiful view over the country... This house has got many advantages that will seduce you. Five minutes only from Vassivière lake, from shops. You will enjoy visiting it !

Agency	EYMOUTIERS	Type	Village house
All levels surface	128m ²	Land Surface	1987m ²
Number of rooms	5	Number of bedrooms	4



Informations

Built before 1949
 Number of levels : 3
 Number of bedrooms : 4 including one on the ground floor
 Exposure : south-east on kitchen side

Ground floor :
 Entrance : 9.75 m²
 Fitted & equipped kitchen : 16.60 m²
 Lounge/living room : 27 m²
 Bedroom : 12.70 m²
 Toilets
 Bathroom : 7.5 m²

First floor :
 Mezzanine : 9.30 m²
 2 bedrooms of 11 m² each one
 bedroom 4 of 15 m² with dressing 4 m²

Toilets

Total basement with boiler room
 Two garages
 Storage shed
 Cellars

Tiled roof
 Wood framework
 Pvc double glazed windows (from 2020)
 Wood shutters
 Aluminium entrance door
 Insulation glass wool
 Central heating by oil, wood burning stove in the lounge,
 wood cooker in the kitchen
 Main drainage connected through the septic tank
 Retaining wall completed end 2023
 Annual property tax : 447 euros

Pictures of this ad



































