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## House for sale near Villereal in Lot-et-Garonne

Villereal , Lot-et-Garonne , Nouvelle Aquitaine



**€152,280**

inc. of agency fees

4 Beds   2 Baths   188.7 sqm   0.01 ha

Village house in the centre of Villereal offering 148m2 habitable in one part with a 27m2 room ideal for a shop, a living-room / dining-room,...

### At a Glance

**Reference** MFH-AES11102-VI  
**Bed** 4  
**Land** 0.01 ha

**Near to** Villereal  
**Bath** 2  
**Pool** No

**Price** €152,280  
**Hab.Space** 188.7 sqm  
**Land Tax** N/A

### Property Description

Village house in the centre of Villereal offering 148m2 habitable in one part with a 27m2 room ideal for a shop, a living-room / dining-room, a kitchen and a toilet on ground floor, 3 bedrooms, shower-room with toilet and a second kitchen upstairs, an inner courtyard and another smaller part of 40m2 to renovate composed on the ground floor of a kitchen and toilet, and a bedroom and shower-room on first floor. The

property has got two wells, is equipped with oil fired heating (in both parts). The big house is double glazed while the little one is single glazed. ideal for people wanting to work from home. Rental potential that can be developed in the smaller part with some works. A must see !

Summary

Property type:	House
Bedrooms:	4
Bathrooms	2
Price	€152,280

Key Information

Internal Area:	188.7 sqm
Land Area:	0.01 ha
Floor:	1
Property Features:	
•	Double Glazed

Location: Nouvelle Aquitaine



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