

**259 000 €**

**Village house for sale**

**4 rooms**

**Surface : 150 m²**

**Surface of the living space : 50 m²**

**Surface of the land : 5 m²**

**Year of construction : 1800**

**View : Dégagée**

**Hot water : Electrique**

**Indoor condition : good**

**Outdoor condition : good**

**Cover : tiles**

**Benefits :**

double glazing, fireplace, calm

3 bedroom

1 bathroom

1 shower

2 WC

1 parking

1 cellar

**Energy class (old measure) : C**

**Climate class : A**

Document non contractuel

01/07/2025 - Prix T.T.C



### Village house ref. 889V1722M Pourcieux

Pourcieux, in the heart of the village, come and discover this beautiful, fully renovated town house which combines the charm of the old with the conveniences of the modern!

On the ground floor, you will find a beautiful living room bathed in sunlight, with an open kitchen and a large laundry room.

The first level serves 2 large bedrooms as well as a huge and beautiful bathroom with bathtub, shower and vanity.

Finally, the top floor offers a light-filled, furnished space of over 50 m² with a bathroom, shower, and toilet. You'll also have the option of creating additional bedrooms or a rooftop terrace in this space!

Easy parking and close to amenities!

Don't hesitate! Contact Sabine!

Services: recent PVC double glazing, aluminum shutters, electric heating and pellet stove, RJ45 sockets throughout the house, roof revised, electricity and plumbing redone, insulation of the roof and exterior walls redone.

