



231 000 €

Buying maison

6 rooms

Surface : 169 m²

Surface of the living : 34 m²

Surface of the land : 7350 m²

Exposition : Sud

Hot water : Individuel

Amenities :

Terrain arboré, Alarme, Cheminee

3 bedroom

1 bathroom

1 shower

3 WC

2 garages



Maison 462 Beaumont-le-Roger

EXCLUSIVE - Immobilière de Beaumont offers for sale this charming house of approximately 169 m² located near BEAUMONT-LE-ROGER . This large south-facing house is composed of: - On the ground floor: an entrance hall, a living room/dining room with an open fireplace, a spacious and bright kitchen, a bedroom with a bathroom/WC and a separate WC; - Upstairs: a large landing room of approximately 34 m² (currently converted into a dormitory), two bedrooms, a shower room/WC and separate WC with washbasin and bidet. This property also has several annexes such as a double garage (pit in one of them) with an adjoining room, a boiler room, a sheepfold and a cellar. This whole is built on an enclosed and wooded plot of 7350 m² including 4845 m² of grassland with fruit trees with a separate entrance in addition to access from the garden. Shops, schools, doctors and the SNCF train station are less than 10 minutes away by car, in BEAUMONT LE ROGER

Energy class (dpe) : G - Emission of greenhouse gases (ges) : G
Estimated annual energy between 7430 and 10090 € (reference year 2023)
Document non contractuel - 25/05/2026

Legal information

231 000 € fees included

5,00% VAT of fees paid by the buyer
(220 000 € without fees), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



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Carte professionnelle CPI2701202100000015 - RCS Bernay B 901 561 530

Garantie financière : GALIAN : 120 000€ - Document non contractuel