



169 600 €

Buying maison

4 rooms

Surface : 80 m<sup>2</sup>

Surface of the land : 1000 m<sup>2</sup>

Hot water : Electrique

Inner condition : Bon

External condition : Bon

Couverture : Tuiles

Amenities :

Chambre de plain-pied, Double vitrage,

Calme

3 bedroom

1 terrace

1 bathroom

1 WC

1 garage

#### Legal information

169 600 € fees included

6,00% VAT of fees paid by the buyer

(160 000 € without fees), no current

procedure, information on the risks to which

this property is exposed is available on

[georisques.gouv.fr](http://georisques.gouv.fr).



## Maison 580 Beaumont-le-Roger

Single-story detached house of approximately 80m<sup>2</sup>, located 5 minutes from Beaumont-le-Roger, It features a bright living area opening onto a fitted and equipped kitchen, a hallway leading to three bedrooms, a bathroom, and an independent WC completes this property. Convertible attic space offers additional potential: electrical connections and plumbing for a future shower room are already installed. Enclosed 1000m<sup>2</sup> plot (installation of a gate still to be planned) Functional and adaptable home, set in a quiet environment while remaining close to amenities

Energy class (dpe) : D - Emission of greenhouse gases (ges) : B  
Document non contractuel - 25/05/2026



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