



116 500 €

Buying maison

4 rooms

Surface : 100 m<sup>2</sup>

Surface of the living : 15 m<sup>2</sup>

Surface of the land : 894 m<sup>2</sup>

Couverture : Ardoises

2 bedroom

1 shower

2 WC

1 cellar



## Maison 556 Beaumont-le-Roger

We offer for sale this town house, located in the heart of BEAUMONT LE ROGER, featuring on the ground floor an entrance hall, a living room, a dining room, a fitted kitchen, a patio, and a toilet. On the first floor, a landing serving two bedrooms, a bathroom with a shower, and a toilet. Convertible attic comprising two rooms. Cellar. A fenced and wooded plot of approximately 894m<sup>2</sup>. Renovations needed, great potential. This house is ideal due to its proximity to shops, schools, the SNCF train station, and many other services in the commune of Beaumont le Roger. Information on the risks related to this property can be found on the Géorisques website.

### Legal information

116 500 € fees included

5,91% VAT of fees paid by the buyer (110 000 € 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).

Energy class (dpe) : F - Emission of greenhouse gases (ges) : F  
Estimated annual energy between 4301 and 5819 € (reference year 2021)  
Document non contractuel - 24/04/2026



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