



299 900 €

Buying maison

4 rooms

Surface : 101 m<sup>2</sup>

Surface of the land : 5518 m<sup>2</sup>

Year of construction : 1900

Inner condition : Bon

Couverture : Tuiles

Amenities :

Cheminée, Chambre de plain-pied

3 bedroom

1 bathroom

1 shower

2 WC



## Maison 582 Harcourt

We invite you to discover this beautiful Norman property, located within the triangle of Le Neubourg, Beaumont le Roger, and Brionne. On the ground floor, it features a lovely entrance leading to a living room with a fireplace, a fitted kitchen with a dining area, and a master suite (shower room and dressing room). Toilet. Upstairs, a landing connects two spacious en suite bedrooms, and a bathroom with toilet. A garden shed. A charming Character House—you'll fall in love as soon as you reach the end of its driveway. Set in a privileged environment, you will be captivated by its charm and authenticity. The whole sits on an enclosed, tree-filled park of about 5,500 m<sup>2</sup>. Information on the risks to which this property is exposed is available on the Géorisques website.

### Legal information

299 900 € fees included

4,86% VAT of fees paid by the buyer (286 000 € 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) : C  
Estimated annual energy between 2923 and 3955 € (reference year 2021)  
Document non contractuel - 24/04/2026



Immobilière de Beaumont - 3 place Carnot - 27170 Beaumont-le-Roger

Tél: 02 32 45 19 69 - [immobilieredebeaumont@gmail.com](mailto:immobilieredebeaumont@gmail.com)

Carte professionnelle CPI27012021000000015 - RCS Bernay B 901 561 530

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