



185 000 €

**Buying maison**

6 rooms

Surface : 125 m<sup>2</sup>

Surface of the living : 25 m<sup>2</sup>

Surface of the land : 725 m<sup>2</sup>

Year of construction : 1950

**Amenities :**

Chambre de plain-pied, Double vitrage,

Buanderie

4 bedroom

2 showers

2 WC

1 garage



## Maison 586 Beaumont-le-Roger

We offer you this house for sale in the heart of BEAUMONT LE ROGER, featuring on the ground floor an entrance hall, a living room, a fitted kitchen with a dining area, a bedroom, a shower room, and a toilet. Upstairs, a landing leading to three spacious bedrooms, a toilet, and a wet room. A full basement used as a garage, laundry room, cellar, and workshop. All situated on a fenced plot of approximately 725m<sup>2</sup>. This house is perfect due to its proximity to shops, schools, the train station, and many other amenities in the town of Beaumont le Roger. Information regarding the risks affecting this property is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

**Legal information**

185 000 € fees included

4,52% VAT of fees paid by the buyer

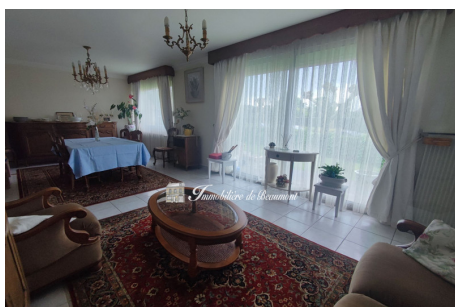
(177 000 € without fees), no current

procedure, information on the risks to which

this property is exposed is available on

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

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E  
Estimated annual energy between 3030 and 4130 € (reference year 2021)  
Document non contractuel - 25/05/2026



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Carte professionnelle CPI27012021000000015 - RCS Bernay B 901 561 530

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