

**392 000 €**

**Buying house**

**7 rooms**

**Surface : 191 m²**

**Surface of the living : 37 m²**

**Surface of the land : 800 m²**

**Year of construction : 1970'**

**Inner condition : excellent**

**External condition : good**

**Couverture : tiles**

**Amenities :**

fireplace, Chambre de plain-pied, Double vitrage pvc, Laundry room, Portail automatique

**6 bedroom**

**2 terraces**

**2 bathrooms**

**2 WC**

**2 garages**

**Legal information**

392 000 € fees included

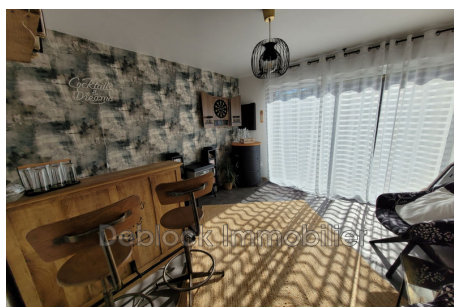
4,00% VAT of fees paid by the buyer (380 000 € without fees), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).



**House 11 Hoymille**

Comfort, brightness and ideal location! Magnificent detached house, ideally located in Hoymille, in excellent interior condition, this house offers a comfortable and warm atmosphere. It offers large spaces for the whole family, has a fitted and fully equipped kitchen, 4 bedrooms, a bathroom (bath / shower / 2 storage sinks) an office, a master suite with dressing room and bathroom, ideally exposed terrace, double garage. Equipment such as a wood stove, PVC double glazing, a laundry room and an automatic gate complete its comfort. This house is a real favorite.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : C  
Estimated annual energy between 2260 and 3160 € (reference year 2021)  
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