435 000 €

For sale maison de ville

5 rooms

Surface: 114 m²

Surface of the land: 856 m²
Year of construction: 1960
Hot water: Electrique
Inner condition: To renovate
External condition: Good

Features:

Couverture: Tiling

Double Glazing, Laundry room, Calm

4 bedroom

1 terrace

1 show er

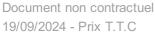
1 parking

2 WC

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Energy class (dpe): G

Emission of greenhouse gases (ges) : $\ensuremath{\text{\textbf{C}}}$







Maison de ville 257 Royan

Royan - House to Renovate Near the Center, the Train Station and the Parc District Ideally located in the immediate vicinity of Royan town centre, the train station and on the edge of the prestigious " Parc de Royan" district, this house to renovate with 114m² of living space offers great potential for those who wish to personalise their future home. The ground floor consists of a welcoming entrance, a bright living room, a kitchen and a bathroom with WC. Upstairs, you will find four spacious bedrooms and a WC, with the possibility of creating an additional shower room for more comfort. The house also comes with 40 m² of outbuildings, providing additional space for a workshop, laundry room, garage or independent studio. The 856 m² wooded plot is suitable for a swimming pool, providing an ideal setting for creating a garden with a swimming pool. Unless you prefer to take advantage of another major asset of this property with part of its land already divided, thus allowing the creation of a separate building plot, offering an additional opportunity for a real estate project. This house is a rare opportunity for a renovation project in a prime location in Royan.

Fees and charges:



