

**135 000 €**

**For sale village house**

**5 rooms**

**Surface : 120 m²**

**Surface of the living : 32 m²**

**Surface of the land : 339 m²**

**Year of construction : 1948**

**Hot water : Electrique**

**Inner condition : To renovate**

**Couverture : Tiling**

**Features :**

Double Glazing, shutters, Rangements  
Placards, Poêle à bois, Jardin, Barbecue,  
covered terrace, Dépendance

4 bedroom

3 terraces

1 bathroom

1 shower

1 WC

**Energy class (dpe) : F**

**Emission of greenhouse gases (ges) : B**

Document non contractuel

14/06/2025 - Prix T.T.C



### Village house 445 Millas

**EXCLUSIVE - MILLAS** Close to shops, 2-sided village house, 5 rooms, 2 floors high, with a living area of approximately 120m² on a plot of 339m²: - Ground floor: living room 32m², kitchen 11m² - 1st floor: 2 bedrooms of 12 and 13m², a shower room and separate toilet. - 2nd floor: 2 bedrooms of 12 and 17m² with bathroom. This house also has double-glazed PVC and single-glazed wooden windows, roller shutters, an electric and wood heating system, a wooded garden of approximately 255m² with barbecue, an outbuilding and three terraces. To benefit from its full potential, renovation work is required. The fees are the responsibility of the sellers. Information on the risks to which this property is exposed is available on the Georisques website: <https://www.georisques.gouv.fr> Frédéric SANZ 06 85 98 95 78

#### Legal information

135 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](https://www.georisques.gouv.fr).

