

**138 500 €**

**For sale house**

**5 rooms**

**Surface : 122 m²**

**Surface of the living : 28 m²**

**Surface of the land : 503 m²**

**Year of construction : 1983**

**Exposition : Sud nord**

**View : Rue**

**Hot water : Solaire**

**Inner condition : a refresh**

**External condition : A rafraichir**

**Couverture : tiles**

**Features :**

eau chaude solaire, toiture, poele à granulés, panneaux photovoltaïques, Double vitrage, Buanderie

3 bedroom

1 terrace

1 bathroom

1 WC

1 garage

1 parking

**Energy class (dpe) : D**

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

Document non contractuel

03/05/2025 - Prix T.T.C



### House 3999ti Tonneins

Discover this traditionally built house located in a quiet and sought-after area, it offers a comfortable and ecological living environment thanks to its modern facilities. On the ground floor, you will find a spacious living room, bathed in light, where a pellet stove enhances the room and gives a warm atmosphere. Adjoining it, an open kitchen, fully equipped. A storeroom-laundry room with mezzanine and a toilet complete the ground floor. Upstairs, a landing leads to three bright bedrooms and a bathroom, equipped with a bathtub and a shower + a WC. Outside, the house has a 25m² independent garage for a vehicle or for storage. You can also enjoy an enclosed plot of 503 m², a real asset for organizing your meals outdoors, installing a garden or a play area for children. The amenities are another strong point of the house, with a solar water heater and photovoltaic panels that will allow you to save energy while respecting the environment.

**Fees and charges :**

138 500 € fees included



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