

## Price on request

**For sale house**

**6 rooms**

**Surface : 235 m²**

**Surface of the living : 24 m²**

**Surface of the land : 1235 m²**

**Year of construction : 1948**

**Hot water : Fuel**

**Inner condition : to renovate**

**External condition : good**

**Couverture : Tuiles en très bon état**

### Features :

Toiture, 4 chambres, Façade, Beaux Volumes, Garage 70m², Jardin clos, Caractère, downtown

4 bedroom

1 terrace

1 bathroom

1 shower

1 WC

1 garage

1 parking

1 cellar

**Energy class (dpe) : E**

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

Document non contractuel

13/02/2026 - Prix T.T.C



## House 2762 Villefranche-du-Queyran

"A character-filled property offering great potential and complete freedom for any project" Ideally located in the heart of Villefranche-du-Queyran, close to Casteljalous and Tonneins, this charming house impresses with its generous spaces, authentic charm, and numerous possibilities for customization. Upon entering, a spacious hall sets the tone and seamlessly connects the living areas. The ground floor features a bright living room, an elegant lounge, and a dining room extending from it, adjacent to a fully equipped separate kitchen with direct access to the terrace—perfect for social gatherings. Upstairs, a central landing leads to four large bedrooms, including one with a private shower room. A shared bathroom, a communal dressing room, and a separate toilet complete the sleeping area. The house also includes a large 70 m² garage, a 27 m² boiler room, and a usable attic. All of this is set on a 1,235 m² plot, featuring two independent, enclosed gardens and a terrace. Renovation work is needed (carpentry, electrical system, oil heating, modern updates). However, the roof and façades are in very good condition, providing a solid foundation for any refurbishment project.



Tonneins Immobilier - 8 Avenue Charles de Gaulle, 47400 Tonneins

05.53.20.14.14 - tonneins-immobilier@orange.fr - www.tonneins-immobilier.com

Carte professionnelle n°CPI 4702 2018 000 027 676 - RCS RCS Agen (47) 752 616 169

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