

Ref : 9824CHG

Brive center, architect house with guest house on 2880 m² of garden

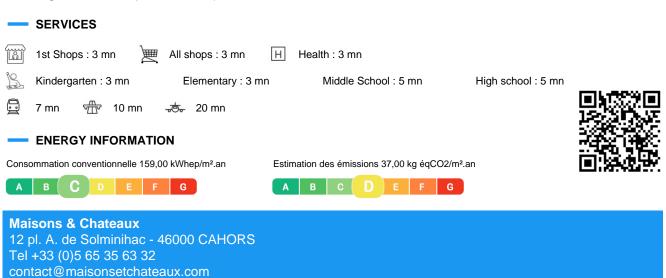
• Area Brive centre

Habitable : 224 m ²	பsable :	265 m ²	Land: 2 282 m ²	450 000 €	

House of character for sale Corrèze. Brive center, on the heights of a popular residential area, quiet, with panoramic view architect's house of 1987 of about 188 m² livable, with entrance, beautiful reception rooms, living room 55 m² with monumental stone fireplace, dining room 19.70 m², equipped and fitted kitchen 26 m², with access to 2 terraces, storeroom, toilets, On the floor, accessible by a beautiful staircase, landing which serves 3 rooms including one in continuation, 2 bathroom, a water room, dressingroom, office accessible by a secondary staircase. Detached a guest house of 36 m², a garage workshop, a shed, carport for 2 vehicles. The enclosed garden of 2880 m² with view offers many large terraces, some covered,

- IN SUMMARY		
Rooms : 9	Swimming pool : no	City gas
Bedrooms : 4	Garage place : nc	~
Bathrooms : 3	Parking space : 3	🛜 Adsl
	Outbuildings : yes	Fiber

Advantages : Close to shops and services | Pleasant house to live in,



DESCRIPTION

GROUND FLOOR Entrance 11.10 m², Terra cotta floor Terra cotta floor, entrance door in full wood 2 ventaux, a fenestron,

Living room 55.35 m Big fireplace carved in stone, 3 wooden french windows on south terrace a fixed barred bay, 2 simple windows, 4 fenestrons. Wooden staircase

Dining room 19.70 m Terra cotta tiles floor, 2 windows, 1 fixed bay

Kitchen 26.00 m², 2 windows Equipped and fitted, 2 wooden French windows to the East and West terraces, terracotta tiled floor,

Storeroom 07.20 m².

Laundry room toilet 07.80 m washing machine, connection of evacuations washing machine dryer

FLOOR

Landing, 02.90 m carpeted floor

Corridor 03.50 m carpeted floor, cupboards

Room 1: 16.52 m 1 window, a sitting dog window, carpeted floor, 2 cupboards

Bathroom 04.20 m Bathtub, WC sanibroyeur, washbasin, towel dryer on central heating, a window

Room 2 : 11.40 m², a window 1 French window on balcony terrace, a window dog sitting, carpeted floor,

Bedroom 3, parental suite 10.53 m², a window A door window wood DV on balcony terrace

Bathroom 08.84 m

Double washbasin unit, shower, a velux window, a bay window on sitting dog, dressing cupboard, towel rail

Balcony terrace 06.11 m

Dressing room 08.44 m velux, parquet floor

Office 03.82 m velux, parquet floor

Shower room 03.07 m WC, washbasin, shower, a fixed bay under the roof

FRIENDS HOUSE

Entrance, 08.50 m Tile floor

Living room - bedroom 24.65 m 2 windows PVC, floor tiles

Bathroom 03.56 m2 shower, washbasin, wc

OUTBUILDINGS Shed 10.00 m Garage and workshop 16.00 m Workshop 15.00 m

Enclosed garden of 2282 m² with swimming pool, entrance gate with intercom, Many terraces around the house (200 m ² approximately) of which some covered, small chalet,

Technique :

MAIN HOUSE

Central heating with town gas by condensing boiler Viessmann VITODENS 200 with hot water tank, Wooden joineries double glazing, a metallic fixed bay in simple anti-burglary glazing, 2 wooden windows simple glazing. Recent roof.

FRIENDS HOUSE electric heating, PVC double glazing

Sewerage by all to the sewer, Connectable fiber

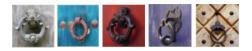
Are you interested ?



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