



L'AGENCE & VOUS

CÔTE D'EMERAUDE

369 250 €

Buying house

9 rooms

Surface : 223 m²

Surface of the land : 1129 m²

Year of construction : 1049

Exposition : Sud

Hot water : Fuel

Inner condition : good

External condition : good

Couverture : Chaume

Amenities :

Cheminée, Chambre de plain-pied, double glazing

8 bedroom

1 bathroom

4 showers

2 WC

Legal information

369 250 € fees included

5,50% VAT of fees paid by the buyer (350 000 € without fees), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



House MI296 Hirel

! EXCLUSIVE! The agency Agence&Vous, Michel DE FRANCA 06 85 05 31 35, offers you this charming stone property with a thatched roof and a former guesthouse. Located in a lush setting in the town of Hirel, discover this character-filled real estate complex. The main house enchants you from the moment you step inside with its warm atmosphere and unique charm. You will find a beautiful living room with cathedral-style ceilings, exposed beams, and a wood-burning stove, providing a cozy living space. An independent kitchen as well as a bathroom equipped with a shower and a bathtub complete the ground floor. Upstairs, a large landing that can be used as an office or relaxation area leads to a very spacious bedroom and a separate toilet. The former guesthouse, perfect for hosting family, friends, or developing a tourist activity, includes on the ground floor a kitchen area - kitchenette - living room, a shower room, and four bedrooms with en-suite...

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E
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