



Nicole Sibi Immobilier

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€ 175 000

Buying village house

4 rooms

Surface : 120 m²

Surface of the living : 28 m²

Exposition : Est

View : Sans vis à vis

Hot water : Electrique

Inner condition : a refresh

Couverture : tiles

4 bedroom

1 terrace

1 shower

2 WC

1 garage

1 cellar

Fees and charges :

175 000 € fees included

04/05/2024 - Prix T.T.C



Village house Néfiach

Here is an exceptional opportunity in the heart of Néfiach: a spacious 2-sided village house spread over 3 levels, offering generous living space and practical amenities. On the ground floor, discover a large 54 m² garage with high ceilings, perfect for housing a camper van or for use as a workshop. An adjoining 24 m² shed completes this space, offering additional storage possibilities. On the first floor, a kitchen open to the living room creates a friendly living space, complete with a balcony to enjoy the balmy evenings. A 13.50 m² alcove offers additional space ideal for an office or relaxation area. A 16 m² bedroom gives access to an unobstructed terrace of 23.50 m², while a bathroom with toilet completes this floor. On the second floor, two spacious bedrooms of 14 m² and 16 m² offer comfortable rest areas for the whole family. A separate toilet adds further convenience, whilst a 17m² attic provides a versatile space which can be converted into a games room, office or storage space. Work needed Ref. : 891V407M - Mandat n°643



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