

**\*UNDER OFFER\*** Cute town house currently two apartments with a further two to be completed

**EXCLUSIVE**

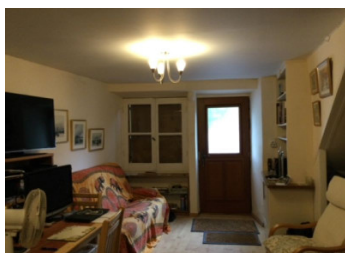


## INFORMATION

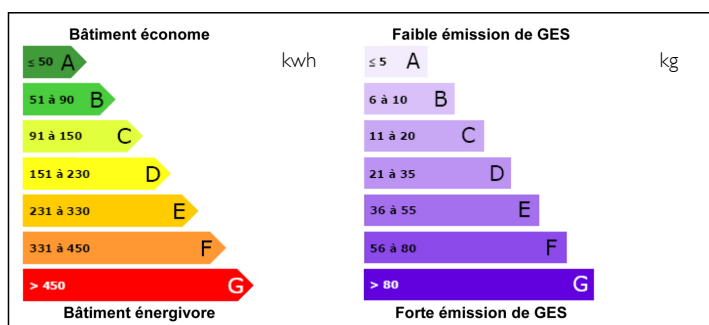
Town:	Rignac
Department:	Aveyron
Bed:	3
Bath:	1
Floor:	225 m2
Plot Size:	195 m2

## IN BRIEF

**\*UNDER OFFER\*** Currently set out as two apartments with a further two to convert pretty garden and a nice rear outlook . Great value for money able to live in the existing apartments and work on the unfinished projects



## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## DESCRIPTION

Property located in the small town of Rignac just 12 minutes' drive to the historic town of Belcastel .  
Leading from the road private door leading to flat 1 to ground floor with Lounge open to Kitchen ( 200 x 41 )

Door leading to Bedroom ( 250x 281 0 ) with window to rear and door to bathroom with toilet , bath , basin and cupboard to hot water cylinder .

Personal door to first floor apartment set on two floors with two bedrooms and Lounge / Kitchen ( 170 x 20 ) original fire place and sink , two further rooms and attritional attic room

Shared access to ground floor flat 2 with toilet in hallway , door to Lounge / diner open plan newly fitted kitchen units lounge doors onto garden and further door to workshop potential bedroom .

Stairs from communal hallway leading to further accommodation

( 380 x 34 ) and bedroom 174 x 154 )

Pretty rear garden with storage area , lot of property for a small price

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## NOTES