



Ref: A35017|NK23

Price: 23 000 EUR

agency fees included: 5000 € TTC to be paid by the buyer (18 000 EUR without fees)

2 bedroom property in the heart of historic Aubusson. Complete renovation required.



INFORMATION

Town: Aubusson

Department: Creuse

Bed: 2

Bath: I

Floor: 39 m²

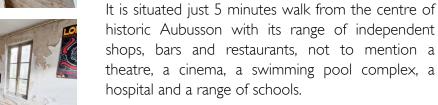
Plot Size: 138 m²

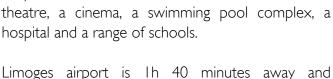




IN BRIEF

This property is just waiting to be renovated. It could be a great lock up and leave holiday home or a bijou AirBnb!









Limoges airport is 1h 40 minutes away and Aubusson is connected by both a railway and a coach station to other French cities.





FNFRGY - DPF

DPE not required.

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.



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LOCAL TAXES

Taxe habitation:

EUR

DESCRIPTION

Ground floor: garage (13.4 X 3.9m) ,cellar, storeroom, well.

First floor: living room/kitchen (5.4m \times 3.4m), bedroom I (3.1m \times 3.34m), bedroom 2 (3.1m \times 3.3m), WC.

Attic above.

Small garden to rear of the property.

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

NOTES