

Molières-sur-Cèze - GARD - Property to be renovated with the possibility of creating 3 residential units.

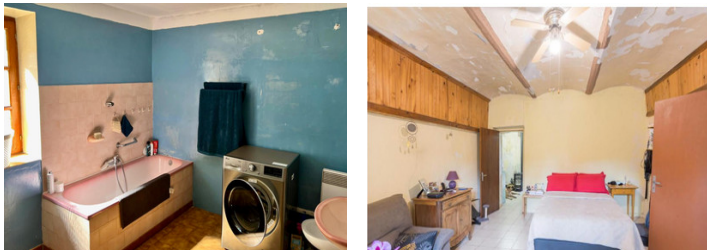


INFORMATION

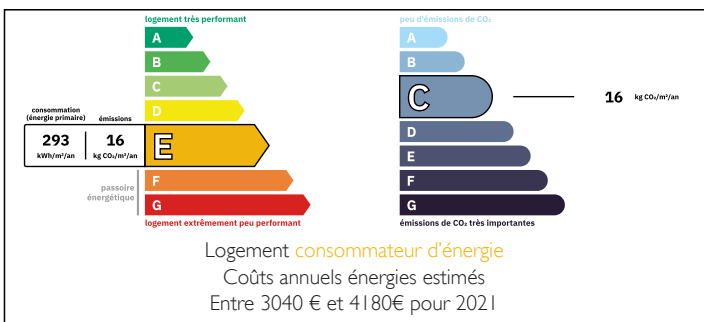
Town:	Molières-sur-Cèze
Department:	Gard
Bed:	5
Bath:	3
Floor:	179 m ²
Plot Size:	292 m ²

IN BRIEF

House in need of complete renovation on three levels with small garden.



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

House to renovate with the possibility of creating 3 residential units.

On the ground floor there is a garage, workshop and staircase.

On the first floor there are 2 bedrooms, living room/kitchen, separate toilet and bathroom.

On the second floor, there are three bedrooms, a kitchen, living room, separate toilet, bathroom, and shower room.

On the third floor (under the roof), there is another full room that needs to be further developed.

At the rear of the house, there is a small garden that is accessible from all floors.

At the front, there is parking space for several vehicles.

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

NOTES