

Large village house to renovate with lots of potential.

EXCLUSIVE



## INFORMATION

Town:	Port-Sainte-Marie
Department:	Lot-et-Garonne
Bed:	0
Bath:	0
Floor:	189 m2
Plot Size:	0 m2

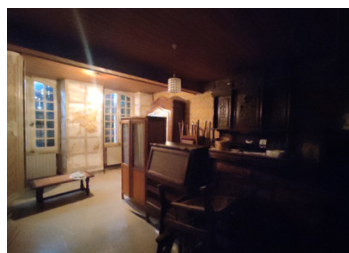
## IN BRIEF

In the centre of the village of Port saint Marie with trains to Bordeaux and Toulouse, this house has masses of potential.

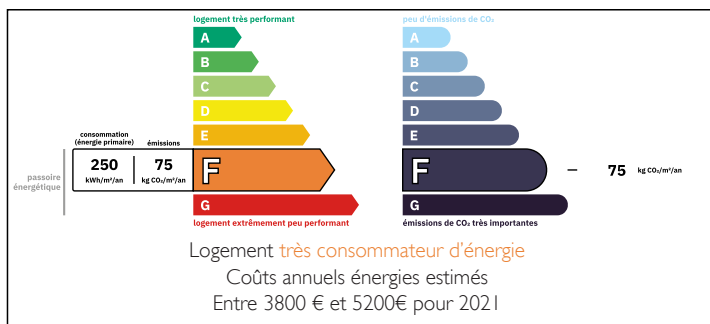
Renovation project, would easily convert into 3 appartments.

Ideal investment property

Price Negotiable.



## 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

189m2 on 4 floors, renovation project with garage and small patio.

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

## LOCAL TAXES

Taxe habitation: EUR

## NOTES