

Farmhouse to renovate of 146 m<sup>2</sup>, 5 rooms and outbuildings of 100m<sup>2</sup> on the ground. Land of 3120M<sup>2</sup> with views of



## INFORMATION

|             |                        |
|-------------|------------------------|
| Town:       | Sainte-Croix-Volvestre |
| Department: | Ariège                 |
| Bed:        | 3                      |
| Bath:       | 1                      |
| Floor:      | 146 m <sup>2</sup>     |
| Plot Size:  | 3120 m <sup>2</sup>    |

## IN BRIEF

Nestling in a green setting, this 146 m<sup>2</sup> house stands out for its potential and its authentic character. Built in 1900, it offers plenty of living space, ideal for ideal for a family. Comprising five rooms, including three bedrooms, it also has the potential to provide comfort and practicality that guarantees comfort and practicality on a daily basis.

The spacious, south-facing 3100 m<sup>2</sup> grounds and outbuildings promise plenty of time to relax outdoors, while ensuring plenty of natural light outside, while guaranteeing optimum light inside. The tranquillity of the setting makes it a haven of peace, ideal for those wishing to undertake creative renovation work.

## ENERGY - DPE

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.



## DESCRIPTION

This high-potential property represents a great opportunity for investors and families looking to let their imaginations run wild.

With its many possible layouts, this house to renovate will appeal to those looking for a peaceful setting, while remaining connected to urban life. who are looking for a peaceful living environment, while remaining connected to city life. This is the property for you

20 minutes from amenities 50 minutes from Toulouse

-----  
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