



132 000 €

Buying house

6 rooms

Surface : 107 m²

Surface of the living : 20 m²

Surface of the land : 2416 m²

Year of construction : 1900

Exposition : Est ouest

View : Campagne

Hot water : Fuel

Inner condition : good

External condition : good

Couverture : tiles

Amenities :

double glazing

2 bedroom

1 terrace

1 bathroom

1 WC

1 garage

5 parkings

3 cellars

Legal information

132 000 € fees included

5,60% VAT of fees paid by the buyer
(125 000 € without fees), no current
procedure, information on the risks to which
this property is exposed is available on
georisques.gouv.fr.



House 1942 Baugy

DWELLING: ENTRANCE, 9 m². LIVING ROOM, 20 m², TWO BEDROOMS, PARQUET AND LINOLEUM FLOORING, EACH 11 AND 12 m² OPEN KITCHEN WITH DINING AREA, TILED AND PARQUET FLOORING, 26 m², CUPBOARD. VERANDA, TILED, 25 m². OUTBUILDINGS: 50 m² GARAGE, 20 m² WORKSHOP. CELLARS, BOILER ROOM. VARIOUS: FUEL CENTRAL HEATING, PVC DOUBLE GLAZING, CONNECTED TO SEWER SYSTEM. A WELL. TREE-LINED PLOT: 2416 m² WITH A BUILDABLE SECTION.

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E
Estimated annual energy between 2380 and 3270 € (reference year 2023)
Document non contractuel - 27/07/2026



Agence Fernandez Immobilier - 4 rue du 8 mai 1945 - 71110 Marcigny
Tél: 06 72 15 75 99 - agence@fernandez-immo.fr - www.fernandezimmobilier.com

Carte professionnelle CPI71032016000005145 - RCS VD7.000.001/16259

SIRET 48459820600015 - Garantie financière : QBE - Montant garantie financière : 110000 € - Document non contractuel