

Buy House 9 room(s) 190 m2  
Rennes (35000)

598 000 €  
5963-02



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### Property presentation

Thorigné-Fouillard - Near Rennes - Beautiful 9-room house of 160sqm living space - 190sqm floor space - garage - enclosed land of 482sqm Ideally located, quiet, in a residential area, close to shops and amenities, (Metro Viasilva 5 minutes by car), in a dead end, beautiful bright house with 9 rooms of 160sqm in living space and 190sqm in floor space, on enclosed grounds of 482sqm, including: an entrance with large cupboard, living room with fireplace central, a large recent fitted and equipped kitchen, separate toilet, two bedrooms, 2 bathrooms including one with dressing area, upstairs, hallway, laundry room, 4 bedrooms, bathroom with shower and toilet, cupboards. In the basement, a garage, storage room, a large cellar. (possibility of double garage). Excellent DPE: C - Fireplace - very good services. To see quickly. Information on the risks to which this property is exposed is available on the Géorisks website: [www.georisks.gouv.fr](http://www.georisks.gouv.fr) of which 4.00 % fees incl. VAT at the buyer's

expense.

#### Further information

- Reference : 5963-02
- City : Rennes
- Rooms : 9
- Bedrooms : 7
- Bathrooms : 1
- Shower rooms : 2
- Restrooms : 2
- Kitchen : Aménagée / Équipée
- Floor : 0
- Levels : 1
- Surface : 190m<sup>2</sup> \*
- Land surface : 482m<sup>2</sup> \*
- Heater : Individuel, Gaz, Radiateur
- Sanitation : Tout à l'égout
- Parking type : Garage fermé
- Facilities : Wooden floor - Balcony
- Basement : Oui
- Cellars : 1
- Exposure : Sud-ouest
- External condition : Bon
- Windows type : Double Vitrage
- Roof : Ardoises
- General condition : Excellent
- Price : 598 000 €

#### Energy expenditure

