



178 000 €

Buying house

5 rooms

Surface : 131 m<sup>2</sup>

Surface of the living space : 36 m<sup>2</sup>

Surface of the land : 3175 m<sup>2</sup>

Benefits :

Calme absolu, Bedroom on ground floor,  
Double Glazing, Laundry room, Automatic  
gate

4 bedroom

1 terrace

1 bathroom

1 WC

1 garage



## House O041 Songeons

For sale – Family home with potential – Songeons area Just a few minutes from Songeons, discover this charming house which offers a peaceful living environment, with a large plot of 3,175 m<sup>2</sup> and a beautiful open view of the countryside. Comfortable living spaces: - Entrance - Spacious living room - Fitted kitchen - A bedroom on one level - Bathroom - Separate WC - Laundry room  
Upstairs: - Landing/corridor serving three bedrooms  
Exceptional exteriors: - Terrace - 40 m<sup>2</sup> garage - Fed up - Chicken coop - Motorized gate  
Comfort & equipment: - Mixed heating: wood stove + electric - Enclosed land of 3,175 m<sup>2</sup>  
A rare property combining character, volume and potential. Contact us to arrange a visit! Advertisement reference: O041

Legal information

178 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).

Energy class (old measure) : E - Climate class : B  
Estimated annual energy between 2190 and 3000 € (reference year 2021)  
Document non contractuel - 02/07/2025



**2 agences pour vous servir SONGEONS et GOURNAY EN BRAY - L'immobilier plus proche de vous !**

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