

**850 € / month**

**Rentals house**

**4 rooms**

**Surface : 75 m²**

**Surface of the living : 26 m²**

**Surface of the land : 146 m²**

**Exposition : Sud**

**View : Sans vis à vis**

**Hot water : Gaz**

**Inner condition : good**

**Features :**

double glazing, calm

3 bedroom

1 shower

1 WC

1 garage

**Fees and charges**

Monthly rent 850 € excluding charges

850 € for security deposit,



**House 10199 Montauban**

House FOR RENT – 4-room house of 75 m², ideally located near downtown Montauban, Lalande Bassade neighborhood, Jean Gabriel Goulinat Street. On the ground floor, you'll find a bright living room of 26.5 m² offering a spacious living area. The kitchen, approximately 6 m², practical and functional, is equipped with an oven, a hood, and a cooktop. Upstairs, a wooden staircase leads to three bedrooms, all with hardwood floors and wallpaper. The largest, measuring 12.4 m², features a small balcony. The 3.5 m² bathroom includes a shower, a single sink, and a toilet. The house has electric roller shutters, double glazing, city gas heating, and tiled floors on the ground level. Reversible air conditioning is currently being installed, and mosquito screens are fitted on all openings for added comfort. Outside, there is a fenced 47 m² garden that also provides access to a garage. A pleasant, bright home close to all amenities. Viewings are available...

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