

**75 000 € | 71 m<sup>2</sup>**  
**ID:1143**



**For sale**  
**Detached house, Vacation home**

**Owner:** Private

**Number of rooms:** 0

**Flat space:** 71 m<sup>2</sup>

**Plot area:** 2 400 m<sup>2</sup>

Operating costs such as rents, consideration, debt shares, electricity, heating, internet, water and sewage, roads etc. See the text section on the next page.

**PDF documents**

- karttaote
- kemionsaaren karttapalvelu 20230904 131647
- kiinteistorekisteriote

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## **Egnahemshuset som lämpar sig perfekt till andrahandsbostad\*Omakotitalo kakkosasunnoksi**

***"The detached house with a glimpse of the lake next to the sea, which is perfectly suited as a second-hand home, from where you can easily walk in your bathrobe to your morning swim"***

This single-storey detached house of approx. 71 m<sup>2</sup> was built in 1966 and has 2 rooms and a kitchen, hall, large insulated veranda and wc. In the living room there is an open brick fireplace in good condition. The kitchen is functional with a refrigerator, electric stove and a functional wood-burning kitchen stove. Small renovations have been made in the house over the years, but mostly you will find elements of the 70s and 80s in surfaces and furnishings. The water heater is old and there is a risk for leaking, this needs to be replaced with a new one.

The house was drained in 1991 when water entered the basement, since then the basement has remained dry. Underneath the house there is a crawl space on sandy ground.

On the plot, which is about 2400m<sup>2</sup> in size, there is an outbuilding. With sauna and changing room that are in good condition and functional. In addition to the sauna, there is a storage room, wood shed, tool storage and an outdoor shed. There are old apple trees, berry bushes and perennials that have grown back on the farm. The plot has two entrances.

- The property still has building rights.
- Boat dish
- Fiber is available in the area
- The house is connected to municipal technology
- The old well remains and can be used for e.g. The garden, car wash etc.
- The energy certificate is not required in homes that are not used for permanent residence
- VALDEMARK 322-501-1-87