



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 1199

• House - Monflanquin •



DETAILS

Land surface: 37329 m²

Number of bedrooms: 3

Number of levels: 1

Type of heating: Bois +Électrique+climatisation

Drainage/sewage: Septic tank

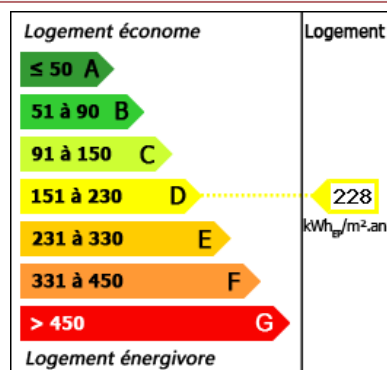
Swimming pool: No

Ground floor living: No

Work needed: No work

Fireplace: Yes closed hearth

Built: 1850



Old stone house on the hill with a cottage. Quality renovation
Close to the bastide town of Monflanquin - South of Bergerac
Perfect for a secondary home. nd Magnificent views of the countryside

110 m² living

37 329 m²

- Issigeac -
Grand Rue

24560 Issigeac

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Price fees included

143 900 €

Agency fees: 6,6 % VAT included*

Price without fees: 135 000 €

*The agency fees are entirely at the cost of the purchaser



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Stone house of approximately 110m² with an attached gîte which needs a bit of work to finish it

Main house : ground floor : a veranda, kitchen/dining room with reversible air conditioning, lounge with fireplace and parquet floor - exposed stones and beams, utility room and separate WC, bedroom/office and library.

1st floor two bedrooms, bathroom with bath/shower, WC and wash-hand basins.

Attached Gîte to be finished of 50m² with a covered terrace, lounge/dining room, utility room and bathroom. The 1st floor mezzanine/bedroom.

Workshop/garage and two shelters car garages.

Terrace and courtyard. Electric gate. Garden around the house of 1363m²

Double glazing

Land of 35966m²

Common entrance

Great pied à terre and easy 'lock up and go'

Opportunity for an extra income with the adjoining gîte;

Great views of the countryside and near a beautiful medieval village

