



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 26

• House - Issigeac •



## DETAILS

**Land surface:** 54507 m<sup>2</sup>

**Number of bedrooms:** 3

**Number of levels:** 1

**Type of heating:** Fuel oil

**Drainage/sewage:** Septic tank

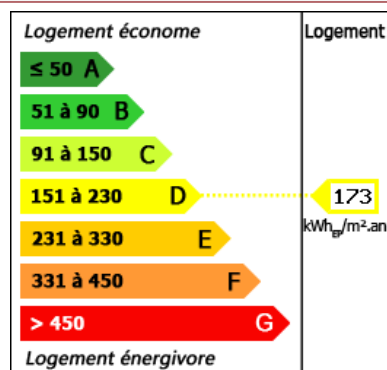
**Swimming pool:** Yes

**Ground floor living:** No

**Work needed:** Finitions / Décoration

**Fireplace:** Yes open hearth

**Built:** Not specified



Perigord in the countryside at the end of a path between Villereal and Issigeac. A living area of 160 m<sup>2</sup> with 3 bedrooms and 2 bathrooms. Land of 4.65 acres with a swimming pool.

160 m<sup>2</sup> living

54 507 m<sup>2</sup>

- Villereal -

17 place de la Halle

47210 Villereal

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Price

279 950 €

The agency fees are entirely at the cost of the seller



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## • Description ref n°26 •

A stone house comprising: On the ground floor:

- An entry on a kitchen / dining room of 25 m<sup>2</sup>, fitted kitchen, floor tile floor, terrace door window.
- A boiler room / cellar with oil boiler and a tank (15 m<sup>2</sup> approx.)
- A living room of 40 m<sup>2</sup>. with an open fireplace and patio doors to the terrace,
- A bedroom of 20 m<sup>2</sup>, tiled floor tile floor Type
- A bathroom of 8 m<sup>2</sup>. (Bath, washbasin, shower)
- A bathroom of 6 m<sup>2</sup>. (Shower, sink and bidet)
- Independent toilet.

Upstairs: a landing serving 2 bedrooms with attic of 16 m<sup>2</sup> approx. dog window sitting.

A south facing terrace and a 10mx5m pool with chlorine.

A stone ruin.

Beautiful land of 4.65 acres. around the house.

