



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 3791

• House - Sarlat-la-Canéda •



## DETAILS

**Land surface:** 4559 m<sup>2</sup>

**Number of bedrooms:** 4

**Number of levels:** 1

**Type of heating:** Wood + Electric

**Drainage/sewage:** Septic tank

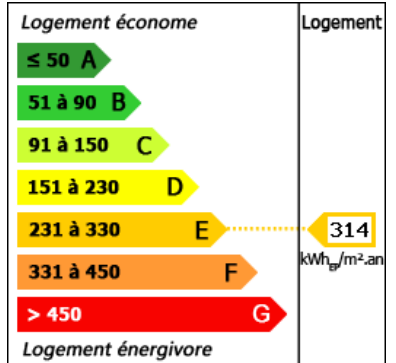
**Swimming pool:** Yes

**Ground floor living:** No

**Work needed:** No work

**Fireplace:** Yes open hearth

**Built:** 1984



In a green, quiet, overlooking field are 4550 m, traditional house of about 175 sqm, large living room light 70 open terrace, 4 bedrooms including a ground floor, new swimming pool.

180 m<sup>2</sup> living

4 559 m<sup>2</sup>

- Sarlat -

22 Avenue Thiers

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Price fees included

299 000 €

Agency fees: 6 % VAT included\*

Price without fees: 282 075 €

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



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• Description ref n°3791 •

Ground floor: large room Enter to live 70 m with fireplace and French windows to terrace, kitchen of 15 m, chambre1 11.5 m, bathroom 6 m, former garage landscape with bathroom (possibility of room additional).Upstairs: Landing mezzanine 15 m, chambre2 de11 m bathroom, 11 m chambre3 bathroom, chambre4 / office 10 m, storage room of 7 m.

