



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 3834

• House - Issigeac •

SOLD



## DETAILS

**Land surface:** 50 m<sup>2</sup>

**Number of bedrooms:** 2

**Number of levels:** 1

**Type of heating:** Electric

**Drainage/sewage:** Everything in the sewer

**Swimming pool:** No

**Ground floor living:** No

**Work needed:** No work

**Fireplace:** Yes closed hearth

**Built:** 1450

Logement économe

≤ 50 A

51 à 90 B

91 à 150 C

151 à 230 D

231 à 330 E

331 à 450 F

> 450 G

Logement énergivore

DPE en cours

Beautiful old house situated in the heart of a medieval village. 2 Bedrooms, Lounge, kitchen, bathroom with WC, WC ind. Dressing room, Attic for storage. Unique- Large terrace/garden. South of Bergerac

80 m<sup>2</sup> living

50 m<sup>2</sup>

- Issigeac -  
Grand Rue

24560 Issigeac

Tel : 05 53 58 68 26

issigeac@valadie-immobilier.com

Price fees included

149 000 €

Agency fees: 6,4 % VAT included\*

Price without fees: 140 000 €

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



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## • Description ref n°3834 •

This house is located in the heart of the medieval village of Issigeac and dates back to the XV century; all in very good condition. Good quality renovation. Great 50m<sup>2</sup> private courtyard.

Lovely stone and timbered property with a living area area of 80m<sup>2</sup> with living room of 36m<sup>2</sup>; kitchen 8 m<sup>2</sup>; Bathroom 4m<sup>2</sup>; Step 2m<sup>2</sup> Bedroom , I 15m<sup>2</sup>; WC 1.2m<sup>2</sup>, Dressing 2m<sup>2</sup>, Bedroom II 12 m<sup>2</sup>. Attic for storage.

Terrace/garden with garden shed 80m<sup>2</sup>. Electric heating. Insulation multi-layers.

All amenities by foot. Great lock up and go

