Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 4428 • House - Monflanquin •

SOLD



DETAILS

Land surface: 15 m²

Number of bedrooms: 3

Number of levels: 2

Type of heating: Fuel et bois

Drainage/sewage: Everything in the sewer

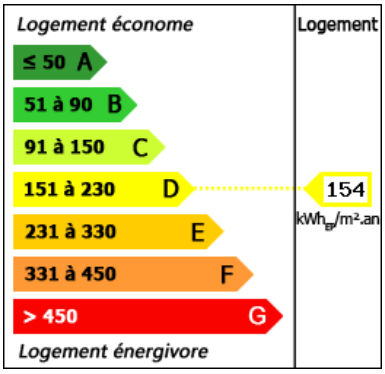
Swimming pool: No

Ground floor living: No

Work needed: No work

Fireplace: Yes closed hearth

Built: 1256



Beautiful town house set in a medieval hilltop village.
3 bedroom, 2 bathrooms, balcony.
Unique roof top terrace with gorgeous far reaching views.

255 m² living

15 m²

Non-binding document

- Issigeac -
Grand Rue
24560 Issigeac
Tel : 05 53 58 68 26
issigeac@valadie-immobilier.com

Price fees included

250 000 €

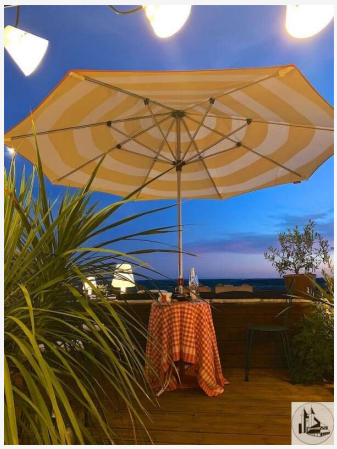
Agency fees: 4,6 % VAT included*
Price without fees: 239 000 €

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

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• Description ref n°4428 •









Set in the heart of the medieval hilltop bastide of Monflanquin - Labelled "One of the most beautiful villages of France".
This 13th century town house with south facing balcony also benifits from a unique roof terrace with 180° views over the sun drenched rooftop and surrounding countryside.

All shops and restaurants by foot, but set of in a quite street with nearby free parking.

The house dates back to the creation of the bastide, arranged on three levels over 255m2 of sympathetically restored living space - 3 bedrooms and 2 bathrooms and spacious receptions rooms

This wonderful home offers on the ground floor - an entrance by french doors into the living room of 55m2, which retains many original features, exposed stone walls and beams, large open fireplace, parquet flooring.
Downstairs toilet Wc. Kitchenette and bar.
Behind the lounge magnificent dining room or cinema room.
French door windows leading to the carrérot- alley way
Exposed stone walls and beams and wooden floor.

--1St Floor---

Wooden staircase leading to the first floor and further lounge space - 33m2 chimney- with new wood burner ''Jötul- wooden floors.
South facing balcony off the lounge perfect place to sip wine whilst enjoying the views to the west.
Open planned fully equipped kitchen with new appliances -22m2 -tiled floor.
Bedroom n°1 - Master suite - 30m2 - chimney with new wood burner 'Jötul. En-suite bathroom of 10m2 - walk in shower, bath and basin.
Separate Wc. Dressing room -10m2

Wooden staircase serving the 2nd floor.

--2 nd floor--
Landing 11,50m2.

-- Rare - Roof top terrace - 15m2 -great entertainment space enjoying far reaching views over the village and the countryside. New floor and waterproofing , electrics