Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 6548 • House - Issigeac •



DETAILS

Land surface: 29470 m²

Number of bedrooms: 4

Number of levels: 1

Type of heating: Wood

Drainage/sewage: Without

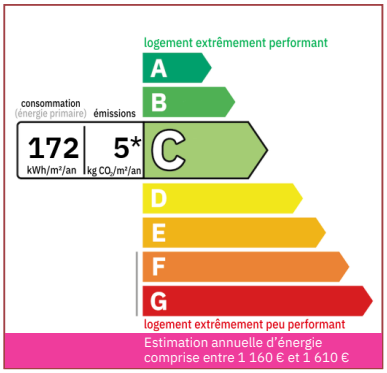
Swimming pool: No

Ground floor living: Yes

Work needed: Second work

Fireplace: Yes closed hearth

Built: Not specified



Magnificent property to be completed in a relaxing setting 10 minutes from Bergerac, 222m2 of living space, land of over 2.9 hectares, wooded area, clearing, 2 lakes, wells.

222 m² living

29 470 m²

Non-binding document

- Castillonnès -
12 Place Jasmin
47330 Castillonnès
Tel : 05 53 40 22 69
castillonnes@valadie-immobilier.com

Price fees included

388 500 €

Agency fees: 5 % VAT included*
Price without fees: 370 000 €

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

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• Description ref n°6548 •

In a bucolic setting with 2 lakes, a spring, a well, a dwelling house to be finished comprising:
- entrance hall of approx. 15.5m2 (currently the kitchen),
-a very bright living room of approx 52m2, cathedral ceiling, a wood stove, mezzanine access, opening onto the terrace
a room planned for a Haier brand equipped kitchen of approx. 20.9m2 with access to the terrace,
a cellar of approx 21m2 with access door to the double garage,
a mezzanine of approx 25.6m2 with access to a room for bedroom of approx 15.8m2,
In the DRC:
a sleeping area a distribution corridor of approx 7.6m2
Bedroom 1: large bright unlined 34m2 bedroom
Bedroom 2 of approx: 15.8m2, one of which has a shower room planned (evacuation), a dressing room, -a room planned as a shower room of approx 8.6m2,
-a bedroom of approx. 15m2 with shower and wc, bay window to the outside.
- a dressing room of approx 6m2
Double Garage of approx 37.5m2,
a concrete floor terrace,
two lake,
a crossing stream,
a well
a source
The property requires the installation of the heated floor, floors to be done, interior painting, installation of the bathroom, exterior plaster and terrace floor, individual sanitation









