

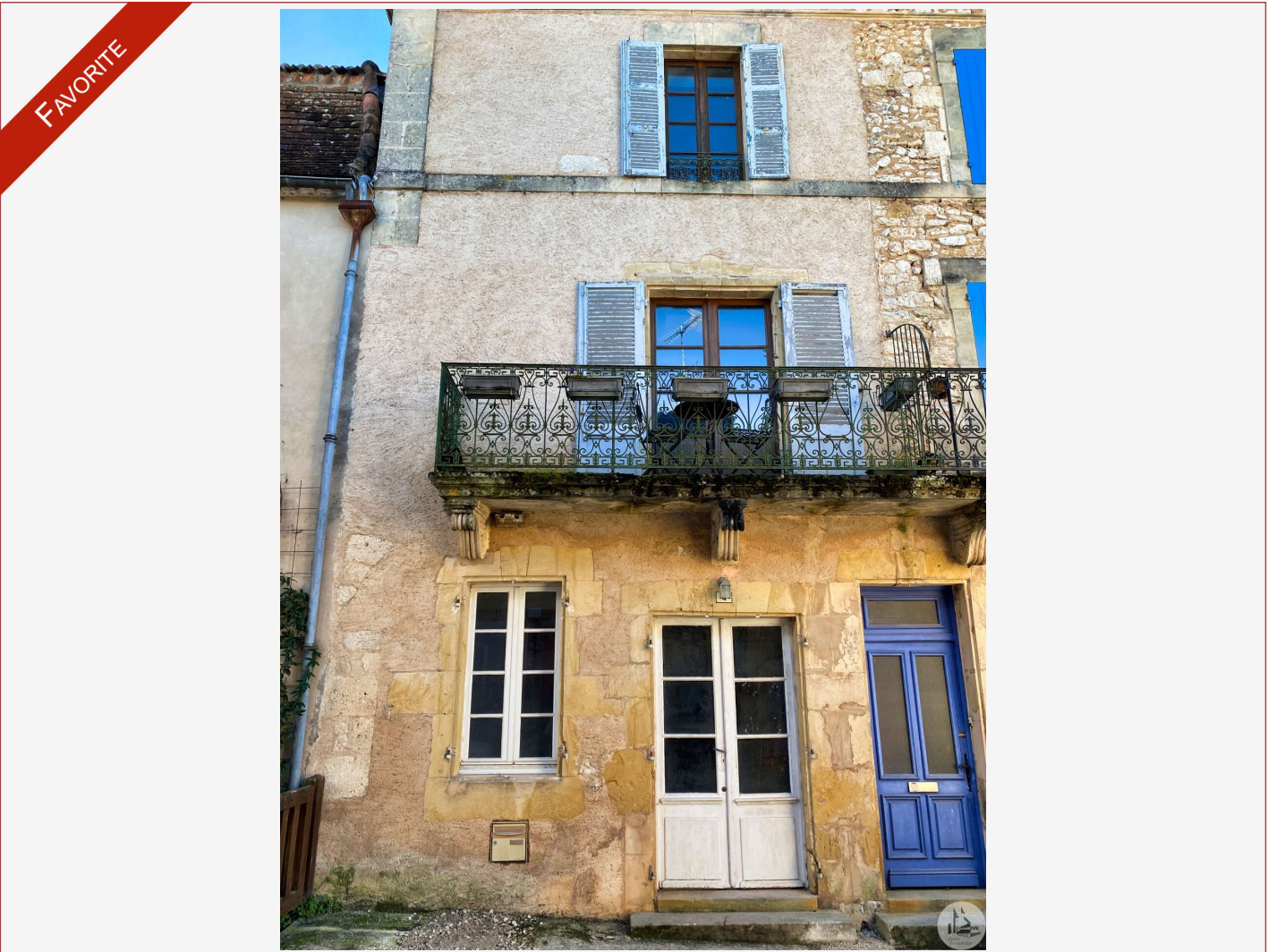


# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 6819

• House - Monpazier •



## DETAILS

**Land surface:** 0 m<sup>2</sup>

**Number of bedrooms:** 3

**Number of levels:** 3

**Type of heating:** Wood

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

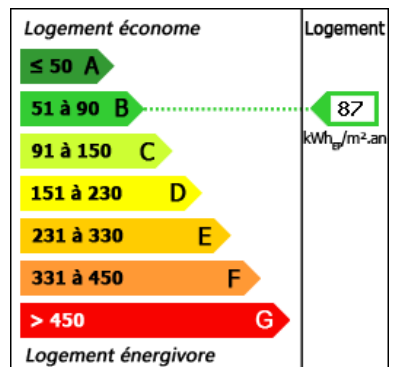
**Swimming pool:** No

**Ground floor living:** No

**Work needed:** No work

**Fireplace:** Yes open hearth

**Built:** Not specified



Artists' house in the heart of a bastide. Lots of character, offering large volumes of 4 levels of 80 m<sup>2</sup> each worked out as a loft. Possibility for commercial activity, ideally placed.

300 m<sup>2</sup> living

No field

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

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Price fees included

265 000 €

Agency fees: 6 % VAT included\*

Price without fees: 250 000 €

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



# Agence Immobilière Valadié

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## • Description ref n°6819 •

House developed on 4 levels with a central light well.

-RDC: Artist studio of about 82 m<sup>2</sup> which could also be a shop close to the central square, with bathroom / wc, pellet stove and access to a 17m<sup>2</sup> cellar.

-1st Floor: living / kitchen of about 82 m<sup>2</sup>, the kitchen is equipped (cupboards, cooker, hob and oven), stone open fireplace, pellet stove, original parquet floors, exposed beams and stones small room (3,5m<sup>2</sup>) serving utility room with electric meter and boiler. Balcony.

-2nd Floor: large bedroom of 82 m<sup>2</sup> with 8m<sup>2</sup> bathroom and office area, original wooden floors.

-3rd Floor: attic, loft room with the possibility of several beds, bathroom with toilet.

