

Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref: 6889

• House - Sarlat-la-Canéda •



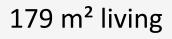
DETAILS

Land surface: 6005 m² Number of bedrooms: 4 Number of levels: 1 Type of heating: GAZ DE VILLE + Clim réversible Drainage/sewage: Septic tank

Swimming pool: No Ground floor living: No Work needed: No work Fireplace: Yes open hearth Built: 1980



In a town near Sarlat, house of approximately 179 m², carefully renovated, combining character on the exterior and contemporary style on the interior, 4 bedrooms, full basement, land of 6005 m² including approximately 2500 m² Of



6 005 m²

Non-binding document

- Sarlat -22 Avenue Thiers 24200 Sarlat-la-Canéda Tel : 05 53 28 94 22 sarlat@valadie-immobilier.com Price fees included 404 800 €

Agency fees: 5,1 % VAT included* Price without fees: 385 000 € *The agency fees are entirely at the co

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



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

• Description ref n°6889 •

House 7 km from Sarlat center, 4.5 km from a supermarket, less than 6 km from schools, middle and high schools.

On the ground floor:

Entrance and hallway approximately 6.5 m^2 , living/dining room of 35 m^2 with fireplace and several openings onto the garden, recent fitted kitchen, bedroom 1 of 13.85 m^2 , bathroom of 7.20 m^2 , WC, laundry room.

Upstairs :

Bedroom 2 of 15.50 m² with wardrobe, bedroom 3 of 15.40 m² with air conditioning, bedroom 4 of 10.65 m², bathroom of 4 m², WC.

Total basement of approximately 100 m² (including a games/billiards room of 24 m²) Covered carport.

- Double-glazed aluminum carpentry.

- City gas heating + reversible air conditioning (2 bedrooms and living/dining room) + open fireplace.











