



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7099

• House - Monpazier •



DETAILS

Land surface: 700 m²

Number of bedrooms: 4

Number of levels: 1

Type of heating: Electric

Drainage/sewage: Everything in the sewer

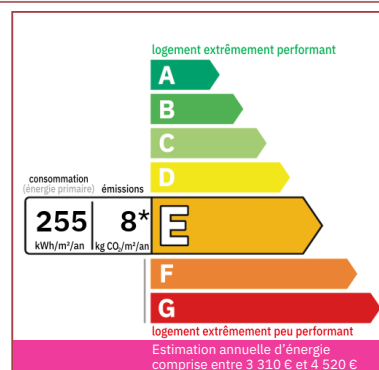
Swimming pool: No

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

Built: 1850



Monpazier, a beautiful tourist country house in the south of the Dordogne near the Château de Biron. Charming 288 m² south-facing stone house in the heart of the village with a magnificent 700 m² walled garden. RARE VALUE.

280 m² living

700 m²

- Villeréal -

17 place de la Halle

47210 Villeréal

Tel : 05 53 36 08 27

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Price fees included

434 000 €

Agency fees: 5,9 % VAT included*

Price without fees: 410 000 €

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



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• Description ref n°7099 •

Residential house "Maison de Famille" RARE BUSINESS, in the heart of the bastide with its 700 m² walled garden, featuring large trees, and a well;

The 280 m² house on two levels: is mainly south-facing 7.6 m² entrance hall on the street, distribution corridor opens to a 43 m² living room with a built-in bar and a beautiful wooden staircase, French window onto the garden, a 23 m² living room with fireplace, windows onto the street, a large 43 m² room forming a dining room kitchen, equipped with upper and lower cupboards, an old wall cupboard, a large fireplace and a built-in bread oven. Upstairs (floor level) there is an 8m² distribution hall, a large bedroom facing the street with two windows, a fireplace, and a 7m² en-suite bathroom. Three bedrooms facing the garden: 15.50m², 16m², 15.60m², and an old bathroom with a bathtub. Convertible attic above, roof redone in 1999 and roofing renewed in 2023. An adjoining 23m² street-side garage, a 9m² laundry room, and a 2m² covered terrace awning.

