

## Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref: 7478

• House - Villeréal •



## **DETAILS**

Land surface: 1.2 ha

Number of bedrooms: 3

Number of levels: 0

Type of heating: POMPE A CHALEUR

Drainage/sewage: Septic tank

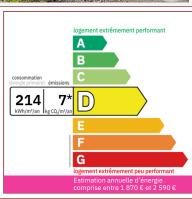
Swimming pool: No

Ground floor living: Yes

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

**Built:** Not specified



30 km south of Bergerac, in a dominant position between Monpazier and Villeréal, beautiful character stone house of 120 m2 habitable included in a group of buildings, land around 1ha 20a

120 m<sup>2</sup> living

12 000 m<sup>2</sup>

- Villeréal -17 place de la Halle 47210 Villeréal

Tel: 05 53 36 08 27 villereal@valadie-immobilier.com

Price fees included

318 000 €

Agency fees: 6 % VAT included\*
Price without fees: 300 000 €

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

Non-binding document



## Agence Immobilière Valadié

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## • Description ref n°7478 •

Character stone property with a set of buildings forming an enclosed inner courtyard, total surface area approximately 700 m2 in development. Historical complex

120 m2 residential house with possibility of extension, on one level with terraces: entrance hall, kitchen, beautiful living room with a fireplace, three bedrooms, bathroom and separate toilet, attic above;

20 m2 shed, 20 m2 workshop, 360 m2 barn, stable, 70 m2 plum oven, laundry room, 20 m2, 40 m2 garage, 40 m2 cellar

This mansion is located near a 45 ha property with a house to restore and outbuildings and a lake also for sale ref 7354 VALADIE real estate agency











