



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 7890

• House - Sarlat-la-Canéda •

EXCLUSIVE



DETAILS

Land surface: 5906 m²

Number of bedrooms: 3

Number of levels: 1

Type of heating: central par pompe à chaleur

Drainage/sewage: Pit all waters

Swimming pool: No

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes closed hearth

Built: 1829

Logement économe

≤ 50 A

51 à 90 B

91 à 150 C

151 à 230 D

231 à 330 E

331 à 450 F

> 450 G

Logement énergivore

DPE en cours

15km from the center of Sarlat, and 5 minutes from a village with all amenities, beautiful stone house of 168 m² with dominant view, living rooms full of character, 3 bedrooms, 2 bathrooms. Independent garage.

168 m² living

5 906 m²

- Sarlat -

22 Avenue Thiers

24200 Sarlat-la-Canéda

Tel : 05 53 28 94 22

sarlat@valadie-immobilier.com

Price fees included

392 200 €

Agency fees: 6 % VAT included*

Price without fees: 370 000 €

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



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

• Description ref n°7890 •

Stone house comprising, on the ground floor, a room in the heart of a medieval stone tower of approximately 6 m², a 22.66 m² entrance/office, a 27 m² living room, a 33 m² kitchen with a wood-burning stove, and access to the terrace with a commanding view, a 6 m² shower room with toilet.

Upstairs, a landing of approximately 11 m², three bedrooms of 13.75, 14.13, and 29 m², a dressing room, and a 5 m² shower room with toilet.

Attic of 61 m² and a 6 m² room in the top of the tower.

Detached garage of 23.43 m², cellar/boiler room of 14.62 m².

Double-glazed windows - Electricity redone in 2008 (three-phase) - Centralized heating by heat pump - Roof/frame and insulation from 2016 - Individual sanitation redone in 2023.

