



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 8103

• House - Castillonès •



DETAILS

Land surface: 2 ha

Number of bedrooms: 5

Number of levels: 1

Type of heating: PAC

Drainage/sewage: Septic tank

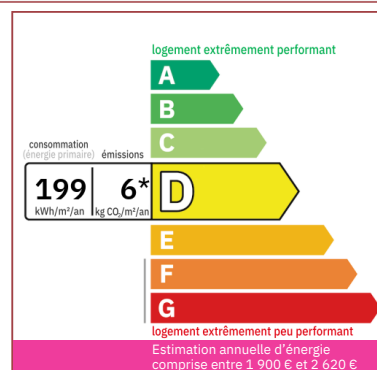
Swimming pool: Yes

Ground floor living: No

Work needed: No work

Fireplace: Yes open hearth

Built: Not specified



Historical property offering a spacious character house, large barn and buildings. Swimming pool - 5 minutes from a bastide village . South of Bergerac

240 m² living

20 000 m²

- Issigeac -
Grand Rue

24560 Issigeac

Tel : 05 53 58 68 26

issigeac@valadie-immobilier.com

Price fees included

595 000 €

Agency fees: 4,9 % VAT included*

Price without fees: 567 000 €

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



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

• Description ref n°8103 •

Set in a hamlet, beautiful stone property dating from the 17th century with open views offering impressive reception rooms , magnificent stone barn, 4 bedrooms, large swimming pool and a further smaller children's pool.

Enjoying views over the surrounding countryside, this spacious historic house is situated 5 minutes from the shops and the medieval bastide town of Castillonnes.

The property also benefits from 2 hectares of mature gardens, covered terrace, relaxation areas and magnificent barn and outbuildings.

The main house offers

Large spacious living room and fitted kitchen 54m² with wood burner in a stunning stone fireplace, exposed beams and tiled floor.

Further large lumineuse sitting room 65m² with stone fireplace, exposed beams and tiled floor and benefiting from french doors leading to the gardens

Master bedroom 20 m² with en-suite shower room,

Wooden staircase leading to the first floor

3 bedrooms, 15 m², 12m² and 15 m² one benefiting from an en-suite shower room

Family Bathroom

Smaller child's bedroom or office space

Convertible attic 20 m²

This property offers numerous period features, stone sinks, fireplaces and exposed stonework

Tucked away and offering a secluded private area there is a large swimming pool with paved surrounding terrace and a further smaller child's pool

Covered eating area, WC and pool house

Vaulted wine cellar



Magnificent Stone barn of over 400 m² ideal for the