Ref : 8652   • House - Monpazier •

DETAILS

Land surface: 500 m²

Number of bedrooms: 3

Number of levels: 1

Type of heating: Radiateurs alimentés par pompe à chaleur

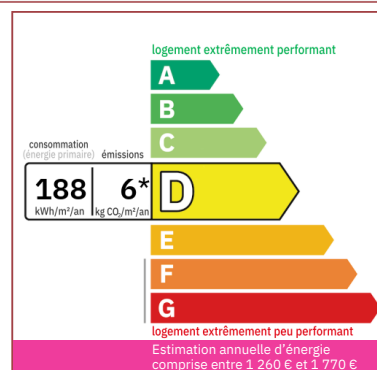**Drainage/sewage:** Everything in the sewer

Swimming pool: No

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

Built: Not specified

logement extrêmement performant

A
B
C

consommation (énergie primaire) | émissions

| 188 | 6* | D |

kWh/m²/an | kg CO₂/m²/an

E
F
G

logement extrêmement peu performant

Estimation annuelle d'énergie comprise entre 1 260 € et 1 770 €

In a magnificent medieval village, house restored in 99, accessible by a few steps, but with a distribution on one level. The attic and part of the cellar can be converted. Garden and shed at the back. Shops 10 minutes away.

130 m² living

500 m²

Non-binding document

- Villeréal -
17 place de la Halle
47210 Villeréal
Tel : 05 53 36 08 27
villereal@valadie-immobilier.com

Price fees included
171 200 €
Agency fees: 7 % VAT included*
Price without fees: 160 000 €

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

• Description ref n°8652 •

Stone house restored in 1999, comprising: living/dining room (32 m2) with fireplace (wood stove) and mezzanine (11.2 m2), a corridor (12.3 m2) leading to: the kitchen (15.9 m2) fitted out with stone fireplace, 3 bedrooms of 14.9; 11.3 and one of 17.7 m2 with dressing room, bathroom 3.8 m2 (sink and shower) and w.c.

Heating by radiators powered by heat pump (from 2022)

Single-glazed wooden windows.

Everything in the sewer.

On the 1st floor, accessible by a staircase and gallery (mezzanine): convertible attic (approximately 100m2)

Glued laminated framework. 1 Velux type roof window.

This house is already perfectly habitable and comfortable. But improvement work could only optimize it.

Cellar under the entire house (part of which could be converted: old room with door opening onto a garden at the front of the house, non-functional stone fireplace and openings to the outside)

Garden accessible from the back of the house (a few ste... ...house.