Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 9313 • House - Sarlat-la-Canéda •



DETAILS

Land surface: 2167 m²

Number of bedrooms: 4

Number of levels: 1

Type of heating: Gas

Drainage/sewage: Septic tank

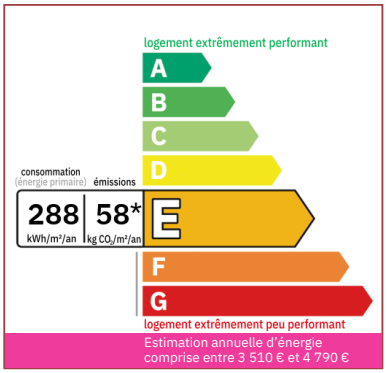
Swimming pool: Yes

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes open hearth

Built: 1979



1km from the centre of Sarlat, in a dominant position, traditional stone house of 214 m², large living room and large bright veranda with view, 4 bedrooms including 1 on the ground floor - basement and garage - swimming pool to

214 m² living

2 167 m²

Non-binding document

- Sarlat -
22 Avenue Thiers
24200 Sarlat-la-Canéda
Tel : 05 53 28 94 22
sarlat@valadie-immobilier.com

Price fees included

371 000 €

Agency fees: 6 % VAT included*
Price without fees: 350 000 €

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

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• Description ref n°9313 •

House comprising, on the ground floor, an entrance hall with storage, a living/dining room of approximately 45 sq m with a fireplace, a large veranda of approximately 39 sq m with a fireplace and panoramic views over the wooded grounds, a kitchen of 12 sq m, a pantry/laundry room opening onto the garage, and a master suite of approximately 19 sq m with its own shower room, dressing room, and toilet.

Upstairs, a large mezzanine landing of 19 sq m, two bedrooms of 12 and 13 sq m, two rooms suitable for dressing rooms or linen rooms of approximately 2 and 5 sq m, a toilet, and a shower room of 6 sq m.

On the garden level, a through room/landing suitable as an office of 19 sq m, a bedroom of approximately 11 sq m with a washbasin, a workshop of 11 sq m, a boiler room, and a cellar.

Double-glazed antique wooden windows - Mains gas central heating - Electric water heater - Individual septic system
Swimming pool (10x5m) requiring renovation











