

Architect-designed house. Fully equipped kitchen, bathroom and shower, dining room, 5 bedrooms. Garden. Pool.



INFORMATION

Town:	Mussidan
Department:	Dordogne
Bed:	5
Bath:	2
Floor:	290 m2
Plot Size:	3110 m2

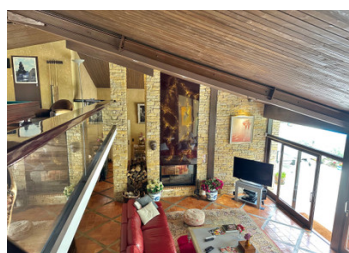
IN BRIEF

Beautiful house designed by an architect with a swimming pool and a garden.

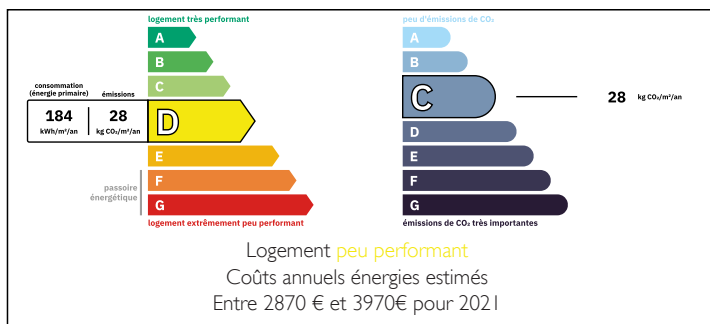
It includes 8 principal rooms: a spacious living area with a fireplace and an independent dining room, a superb kitchen with another dining area. 4 bedrooms and 2 bathrooms with showers. There is a large, well lit office space, laundry room, wine cellar, and pantry. Upstairs a large mezzanine open to living room with another bedroom adjacent. Two entrances allow access to the house; one a 2 car garage. Swimming pool (12mx6m, chlorine) with a pool house and a summer terrace. Well.

Exterior - garage, covered storage for firewood, and garden shed. Large garden with trees, terrace with barbecue, and an area with raised beds for a vegetable garden. Ideal place to enjoy the calm and tranquility in this zen space.

In the...



ENERGY - DPE



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Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



LOCAL TAXES

Taxe foncière: 3225 EUR

Taxe habitation: EUR

NOTES

DESCRIPTION

This spacious, modern house was designed by an architect. The main entrance leads to a foyer (3,50m²). Most of the house is on the ground floor with the exception of a large mezzanine (38m²) overlooking the salon. There is also a wine cellar (9m²) below ground level. The salon (37m² with an angle 10m²) faces a wall of double glass doors and windows which look out onto a large terrace, wooded garden and swimming pool (12x6m²). There is a very elegant fireplace which divides the salon from the main dining area (20m²). The kitchen (23m²) is fully equipped and contains an island and small dining area. This leads out to a patio with a large barbecue.

There are 4 cozy bedrooms (between 13,8m² and 17,8m²) and a large office space (23m²) each with glass doors leading to different areas of the immaculate garden. There are two full bathrooms (one 12,8m²) with showers and 2 WC (1m²). The mezzanine is reached by a charming wooden, circular staircase. The wood floors and ceiling give the mezzanine area a cozy club ambiance.

The house is almost completely surrounded by an immense, walled garden which allows for tranquility and privacy. Garden areas include; raised beds for growing vegetables, old, magnificent trees which offer shade and protection, the terrace running the length of the salon, the chlorine swimming pool and pool house, a well and the patio area with the enormous, solidly built barbecue.

This house is...