

Single storey house to renovate with swimming pool, land, and outbuildings.



INFORMATION

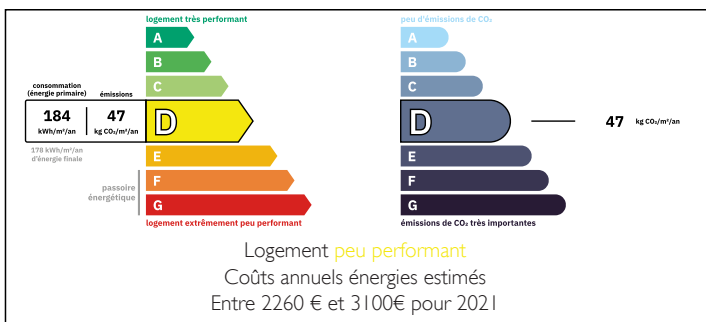
Town:	Mareuil en Périgord
Department:	Dordogne
Bed:	3
Bath:	1
Floor:	115 m2
Plot Size:	4300 m2

IN BRIEF

Nice views for this property located in a very quiet hamlet, composed of a single storey house of approximately 115m2, a barn of more than 120m2, independent garage of approximately 30m2, shed of 100m2, well and swimming pool. All on pleasant wooded land of over 4300m2.

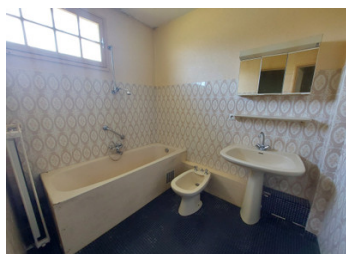


ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

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.



DESCRIPTION

The house offers

- an ENTRANCE with cupboards 8.5m²
- a 13m² KITCHEN opening onto
- a LIVING ROOM of 42m² with fireplace
- a BATHROOM (6m²)
- a toilet
- a BEDROOM of 11m²
- a BEDROOM of 13m²
- a ROOM of 13m²
- a GARAGE/WORKSHOP of 12m²
- a VERANDA of 22m²

Not far from the house there is also a stone barn of more than 120m², with a large adjoining shed (approximately 100m²)

There is also a 30m² garage.

A pleasant plot of land of approximately 4300m² with swimming pool and well surrounds the property.

A great renovation opportunity in a quiet hamlet, 3km from MAREUIL for all amenities and 23km from BRANTOME.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe habitation: EUR

NOTES