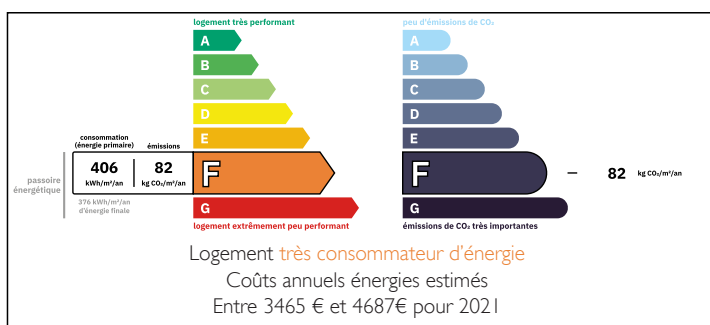


3-bedroom house (1 detached), 37 m outbuilding, in the countryside, surrounded by woods but not isolated

EXCLUSIVE



ENERGY - DPE



INFORMATION

Town:	Saint-Cirq-Lapopie
Department:	Lot
Bed:	4
Bath:	3
Floor:	140 m²
Plot Size:	10435 m²

IN BRIEF

Charming house of approx. 103 m², with outbuilding (37 m²) set in wooded surroundings. 1 ha of steep adjoining woodland.

Renovation work to be carried out.

* The house comprises a living room with wood burner (22.8), a kitchen (14.2 m²) and another room (15 m²) that could be used as a bedroom or study, for example.

* Upstairs, 2 attractive bedrooms with sloping ceilings (22 and 15 m²), a bathroom (6.7 m²) and a separate WC.

* Another independent bedroom with shower room (14.5 m²) on the ground floor, accessible from the outside.

* Adjoining outbuilding (37 m²) with exposed stonework comprising, on the ground floor, a room (13.4 m²) and a shower room with WC (5 m²) and, on the first floor, a bedroom (15 m²).

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

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

LOCAL TAXES

Taxe foncière: 820 EUR

NOTES