



Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 8168

• House - Issigeac •

OPPORTUNITY



DETAILS

Land surface: 2860 m²

Number of bedrooms: 3

Number of levels: 1

Type of heating: Wood + Electric

Drainage/sewage: Septic tank

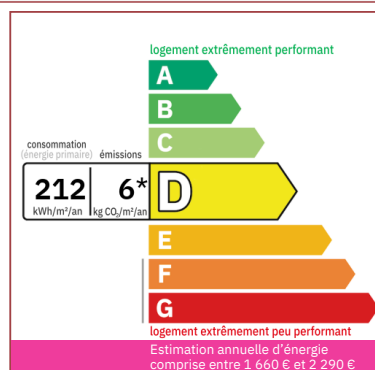
Swimming pool: Yes

Ground floor living: No

Work needed: Finitions / Décoration

Fireplace: Yes closed hearth

Built: 1800



Issigeac area, on the edge of a charming little hamlet, 120 m² house with two dwellings, three bedrooms, two bathrooms, outbuildings and swimming pool on a plot of 2860 m².

120 m² living

2 860 m²

Pricaz Thibaut
Agent commercial

Tel : 06 15 61 55 37

<https://www.valadie-immobilier.com>
thibaut@valadie-immobilier.com

Price fees included

249 100 €

Agency fees: 6 % VAT included*
Price without fees: 235 000 €

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



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• Description ref n°8168 •

Stone house of 120 m² divided into two dwellings and outbuildings on a plot of 2860 m².

The main house comprises:

On the ground floor, a main living/dining room with a wood-burning stove, a kitchen, a shower room, and a separate toilet.

Upstairs, a landing leads to two bedrooms.

The second dwelling, on one level, consists of a main room with a kitchen opening onto a living/dining room, a bedroom, a bathroom, and a toilet.

The outbuildings consist of a converted barn with three rooms, a cellar, a lean-to, and a shed on the grounds.

Outside, a terrace and a courtyard provide access to a landscaped garden with a 7m x 3m swimming pool.

The windows are double-glazed, made of wood and PVC.

The sanitation system is individual, with a functional septic tank. The heating system is electric by heat pump.

