



# Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 8358

• House - Biron •

OPPORTUNITY



## DETAILS

**Land surface:** 270 m<sup>2</sup>

**Number of bedrooms:** 0

**Number of levels:** 1

**Type of heating:** Wood + Electric

**Drainage/sewage:** Everything in the sewer

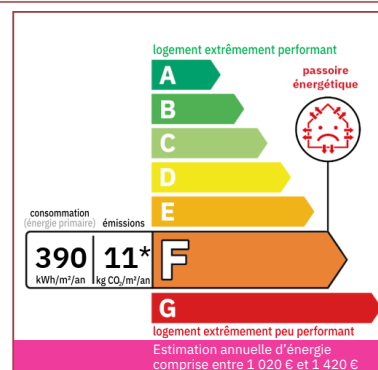
**Swimming pool:** No

**Ground floor living:** No

**Work needed:** Finitions / Décoration

**Fireplace:** Yes closed hearth

**Built:** 1800



A few kilometers from Monpazier, in one of the most beautiful villages in France with shops, charming house and its dovecote of approximately 51 m<sup>2</sup> of living space as well as a basement on a garden of approximately 270 m<sup>2</sup>

51 m<sup>2</sup> living

270 m<sup>2</sup>

Pricaz Thibaut  
Agent commercial

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Price fees included

124 000 €

Agency fees: 7,8 % VAT included\*  
Price without fees: 115 000 €

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





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## • Description ref n°8358 •

Stone house with approximately 51 m<sup>2</sup> of living space and a dovecote on a 270 m<sup>2</sup> plot.

It comprises:

On the ground floor, a main room with a kitchen open to the living/dining room with a wood-burning fireplace, a bathroom, and a toilet.

Upstairs, a room in the dovecote.

An annex room is located in the basement.

The heating is electric.

