

Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref: 8429

• House - Villeréal •



DETAILS

Land surface: 45 ha

Number of bedrooms: 3

Number of levels: 1

Type of heating: Without

Drainage/sewage: Without

Swimming pool: No

Ground floor living: Yes

Work needed: Second work

Fireplace: No

Built: 1850

Logement économe

51 à 90 B DPE en cours

151 à 230 D

231 à 330 E

331 à 450 F

Logement énergivore

30 km south of Bergerac, in a dominant position between Monpazier and Villeréal, beautiful characterful Perigord house to renovate, roof and structural work in good condition, 45 ha with pond, meadows including 12 ha of forest.

125 m² living

450 000 m²

Pricaz Thibaut Agent commercial Tel: 06 15 61 55 37

https://www.valadie-immobilier.com thibaut@valadie-immobilier.com Price fees included

318 000 €

Agency fees: 6 % VAT included* Price without fees: 300 000 €

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

Non-binding document



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• Description ref n°8429 •

Rare deal, in a natural and preserved environment Rural property in a dominant position composed of an old farmhouse under renovation with outbuildings forming an interior courtyard

The Périgord dwelling house under renovation with a surface area of 125 m2 on the ground with the possibility of creating a floor and fitting out a living space with two bedrooms and a bathroom

An adjoining garage, a barn hangar,

32 ha of arable land and preserved and natural meadow, 12 ha of forests, a very beautiful lake

Electricity, no city water, drinking spring water, spring The property is sold in its entirety with the possibility of separating the house, the buildings and 7 ha including the Lake











