



REAL ESTATE
PRESTIGE & CHARACTER



Ref : **9873LRC**

Price : **268 000 €**

Location : **Lot**



163 m² stone property: living room, kitchen, 3 bedrooms, study, shower room, WC, boiler room.

Stone barn (70 m²) and garage on 9541 m² of land. Located 8 km from a village with all amenities.



Maisons & Chateaux - 12 Place Alain de Solminihac - 46000 CAHORS - Tel +33 (0)5 65 35 63 32
contact@maisonsetchateaux.com - www.maisons-et-chateaux.com - www.maisonsdusud.com - www.maisons-du-lot.com



Ref : 9873LRC	Location
Living space : 163 m² Total potential : 0 m² Land surface : 9 541 m² Dependences : yes Pool : no Advantages : Stone house Nice garden	  Department : Lot
Price : 268 000 €	

Fees to be paid by the vendor

Full description
163 m² stone property: living room, kitchen, 3 bedrooms, study, shower room, WC, boiler room. Stone barn (70 m²) and garage on 9541 m² of land. Located 8 km from a village with all amenities. Garden level : A 11.41 m² study, tiled floor, exposed beams. A 10.39 m² corridor, tiled floor. A 1.24 m² WC. A 5.45 m² shower room, shower cubicle, washbasin on cupboard, tiled floor. 2 bedrooms of 18.28 m² and 20.71 m². A boiler room with sink. 1st floor: Access by outside staircase to terrace or by inside wooden staircase A 19.51 m² kitchen, double sink, wall and floor units, tiled floor. A 50.32 m² sitting room, fireplace, vegetable garden, exposed stones, wooden floor. A 25.16 m² bedroom, wooden floor. Outbuildings : A stone barn, 70 m² floor surface. A stone garage for one vehicle. A wine cellar. Oil-fired central heating + hot water production - fireplace - septic tank.



