



Reference : 5933



**** UNDER OFFER ** CHARMING STONE HOUSE, IN A TOWN OF THE DORDOGNE VALLEY, 15 MIN. DE SARLAT, CLOSE TO ALL AMENITIES. RESTORED HOUSE WITH THREE BEDROOMS. SPORTED AND FLOWERED LAND WITH DRYER THAT CAN BE CONVERTED. TRUE BLOW OF HEART !!**

243 800 € HAI VENDU
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THE HOUSE OFFERS ON THE GROUND FLOOR :

Living room with dining kitchen, wood stove in the cantou 51.4 m², anteroom or dressing room 7.93 m², east-west bedroom 15.63 m², bathroom with WC 5.49 m².

UPSTAIRS :

Landing, two bedrooms (22.03 and 20.12 m²), one of which has a shower room with adjoining WC 5.50 m², convertible attic space 30.8 m².

ON THE GROUND FLOOR, AT THE LEVEL OF THE LANE :

Utility room 23.3 m², two cellars (30.8 and 24.4 m²), wine cellar 3.2 m².

EXTERIORS AND OUTBUILDINGS :

This character house is located on a beautiful wooded and flowered plot of 684 m². Complete the set, a stone workshop of 16 m² and a tobacco dryer (in wood with partial stone base) that can be converted into two trays of 100 m².

ADDITIONAL INFORMATION - ++++:

Bright and comfortable house, tastefully restored recently - double glazing - low consumption electric heating and wood stove - Mains drainage - 12 km south of Sarlat and 5 minutes from all amenities.