



Reference : 6158



GOURDON AREA, 5 MINUTES FROM ALL SHOPS, BEAUTIFUL RESTORED STONE-BUILT HOUSE WITH BARN AND 6400M<sup>2</sup> OF LAND

**220 000 € HAI VENDU**  
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### House comprising : Ground floor :

Kitchen 24.5m<sup>2</sup>, utility room 2m<sup>2</sup>, bathroom/wc 3.7m<sup>2</sup>.

### First floor :

Living room 35.5m<sup>2</sup> with fireplace, conservatory 6.3m<sup>2</sup>, 2 bedrooms (11.3m<sup>2</sup> and 12.3m<sup>2</sup>), corridor 2.5m<sup>2</sup>, wc 3.5m<sup>2</sup>.

### Second floor:

Master suite 21.8m<sup>2</sup> with shower room/wc 5.2m<sup>2</sup>.

### Outside :

Barn 60m<sup>2</sup> on the ground, land 6400m<sup>2</sup> mostly wooded.

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Phyto-purification, property tax 2500 euros, wood and electric heating, double glazing, barn to renovate, house extension 2012.