



EXCEPTIONAL PROPERTY: OLD-WORLD CHARM
AND MODERNITY, TWO HOUSES WITH PRIVATE
POOLS ON EXPANSIVE WOODED GROUNDS

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WOOD...



PROPERTY FACT FILE

REFERENCE	A29787SEF82
PRICE	€ 610,000 £ 0* <small>*agency fees to be paid by the seller</small>
BEDROOM	7
BATHROOM	3
ACCOMMODATION	400 m ²
LAND	20998 m ²
TOWN	Bourg-de-Visa
DEPARTMENT	
LOCATION	Village property
TYPE	Maison de Vacances, House, Country House
CONDITION	
FEATURES	Swimming Pool, Other Drainage, Garage

*Price based on current exchange rate which is subject to change



- Two independent houses, each with a pool
- Peaceful and enchanting natural setting
- Large grounds with varied outbuildings
- Authentic charm and modern comfort
- Ideal for family or professional projects

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In a peaceful and verdant setting, discover this character property. The main house of 170 m² blends old-world charm with modern comfort, featuring three bedrooms including two master suites, a bathroom with a laundry area, and a fully equipped kitchen. The spacious dining room of 40 m² opens onto a large conservatory and boasts a wood

DESCRIPTIF

Character Property: Ideal Haven for Family or Professional Projects

Nestled in the tranquil, verdant countryside of Tarn-et-Garonne, just 30 minutes from the lively city of Agen, lies an exceptional property. This estate, a true sanctuary of nature and tranquility, beckons dreamers and ambitious planners alike, whether for personal or professional ventures. Explore this characterful residence, where each stone tells a tale and every corner promises serenity.

Main House: A Symphony of Authenticity and Comfort

The main house, generously spanning 170 m², has been meticulously restored, harmonizing old-world charm with contemporary comforts.

Bedrooms and Suites:

Three spacious bedrooms, each a haven of peace, welcome you into a warm and refined atmosphere. Two of them boast the splendor of master suites, offering private bathrooms where every detail has been designed for your well-being. The third bathroom, incorporating a discreet and functional laundry area, distinguishes itself with high-end finishes and practicality.

Living Spaces:

The dining room, the beating heart of the home, spans 40 m² of light, generously opening onto a conservatory that invites the beauty of the garden inside. It also features a recent wood stove insert, adding modern warmth that complements the functionality of the central double-sided fireplace. The majestic stone fireplace, rounded on one side, houses a hearth on the ground floor, creating a cozy and convivial ambiance. On the other side of t

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A29787SEF82>

COMPLETE FILE AND PHOTO ON REQUEST

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE

UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr

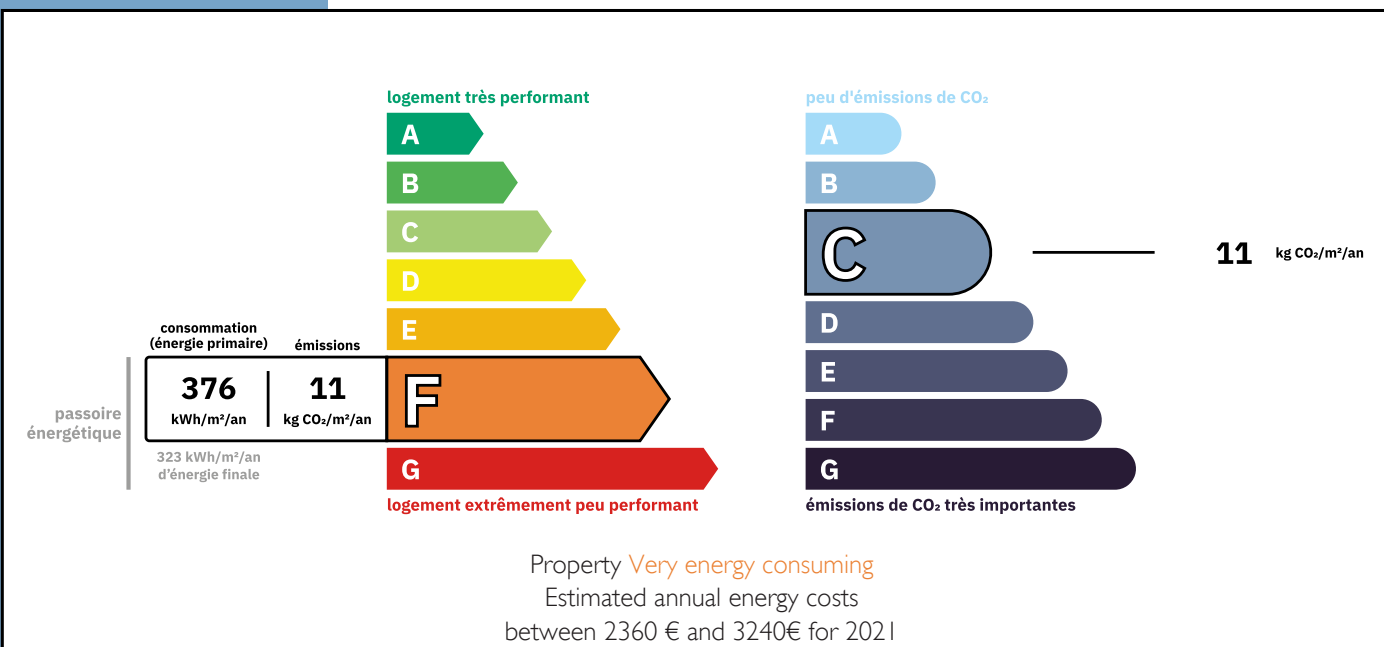


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ENERGIE-DPE

Information about risks to which this property is exposed is available on the Géorisques website :
<https://www.georisques.gouv.fr/>



NOTICE

Leggetts, their client and any joint agents give notice that:

1: Quoted prices are subject to fluctuations in exchange rates. Please contact an agent for an up-to-date price. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. In particular they neither have nor assume responsibility for any statement concerning the financial arrangements or the commercial scheme which may be made available by their clients or others to potential purchasers.

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3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

CONTACT

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LEGGETT
IMMOBILIER INTERNATIONAL

Téléphone : +33 553 608 488
E-mail: prestige@leggett.fr

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