



EXCEPTIONAL CHARACTER PROPERTY WITH
TWO HOUSES, PRIVATE POOLS, AND 2.5 HA OF
LAND

www.leggettprestige.com

EXCEPTIONAL
CHARACTER PROPERTY
WITH TWO HOUSES,
PRIVATE POOLS, AND 2.5
HA OF LAND...



| 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 |
| <small>*Price based on current exchange rate which is subject to change</small> | |



- 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

EXCEPTIONAL
CHARACTER PROPERTY
WITH TWO HOUSES,
PRIVATE POOLS, AND 2.5
HA OF LAND...

Ref : A29787SEF82

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

DESCRIPTION

Exceptional Property with Two Houses and Pools on 2.5 Ha

Set in a peaceful and verdant environment, discover this character property featuring two independent houses, each with its own private pool, on over 2.5 hectares of land including a forest, barn, dovecote, and traditional bread oven. Ideal for a large family, tourist project, or professional use, this property perfectly combines charm, authenticity, and modern comfort.

Main House – 170 m²

Ground Floor:

Dining room: 40 m², full of light with a wood stove and double-sided central fireplace

Kitchen: 15 m², fully equipped

Master suite 1: 17 m² with en-suite shower and separate WC

Master suite 2: 16 m² with en-suite shower and separate WC

Bedroom: 9.5 m²

Shower / laundry room: 9 m²

Separate WC: 2.5 m²

First Floor:

Mezzanine: 60 m², versatile space for office, playroom, or extra sleeping area

Exterior:

Terrace: 20 m²

Private swimming pool with relaxation area

Gîte – 120 m²

Ground Floor:

Living / dining room: 18 m² with mezzanine of 12 m²

Kitchen: 13 m², direct access to 12 m² terrace

Master suite: 18 m²

More Online :

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

COMPLETE FILE AND PHOTO ON REQUEST

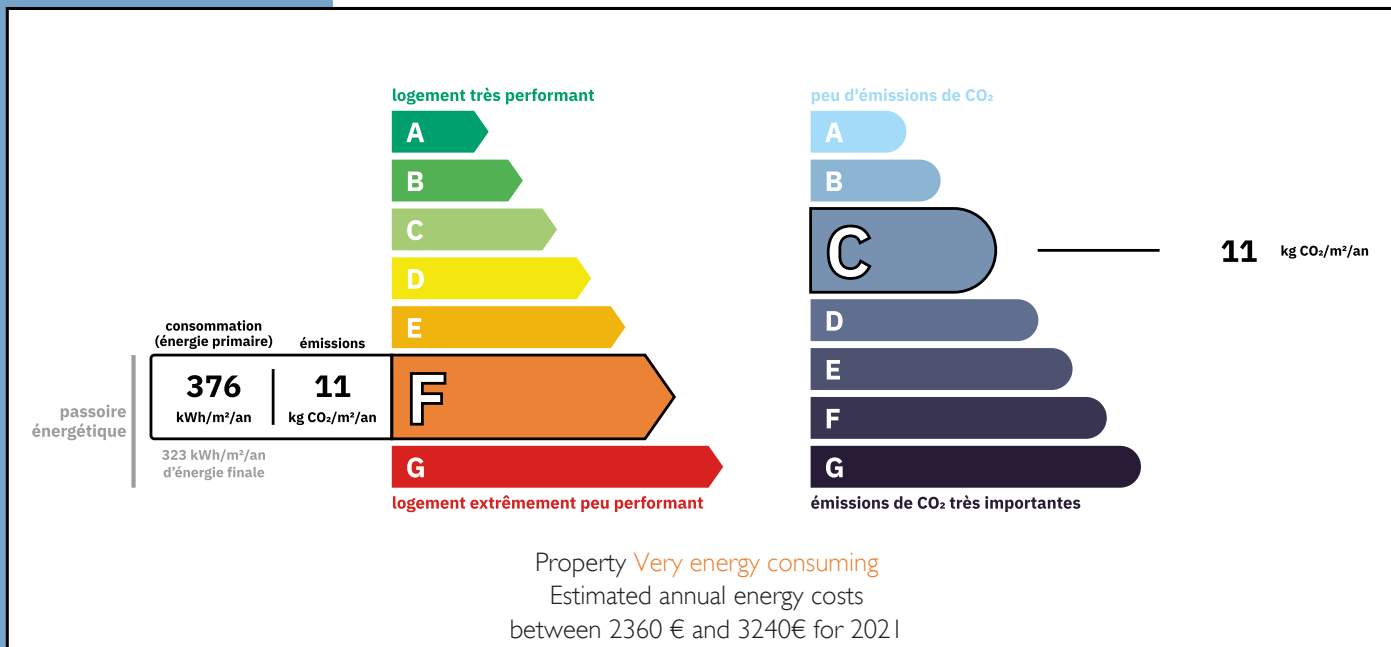


EXCEPTIONAL CHARACTER
PROPERTY WITH TWO
HOUSES, PRIVATE POOLS,
AND 2.5 HA OF LAND...

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

Ref : A29787SEF82

ENERGIE-DPE



NOTICE

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

I: 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.

2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Leggetts have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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

Réf :A29787SEF82
FILE COMPLETE
AND PHOTOS
ON REQUEST

LEGGETT
IMMOBILIER INTERNATIONAL

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

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr