



SET OF THREE STONE BUILDINGS, SWIMMING
POOL, TERRACES, MEADOWS AND
WOODLAND.

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PROPERTY FACT FILE	
REFERENCE	A32095BD24
PRICE	€ 950,000 £ 0* <small>*agency fees to be paid by the seller</small>
BEDROOM	11
BATHROOM	6
ACCOMMODATION	409 m ²
LAND	0 m ²
TOWN	Savignac-de-Miremont
DEPARTMENT	
LOCATION	
TYPE	Maison, Country House, Family Home
CONDITION	Good condition
FEATURES	Swimming Pool, Other Drainage, Garage
<small>*Price based on current exchange rate which is subject to change</small>	



- Charm of the place
- Hosting capacity
- Peaceful surroundings
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Charm full property - set of three stone buildings on the heights of a typical village.

The first house is spread over three levels and features on its ground floor a spacious kitchen/dining room, a living room with fireplace and a

DESCRIPTIF

A former 18th century coaching inn and forge, this charming property comprises three stone buildings on the heights of a small village typical of the Périgord region is appears ideal for hosting and sharing memorable moments..

The first house has 200 m² of living space, is spread over three levels, and includes on its ground floor a spacious kitchen/dining room, a charm full living room with fireplace and a master bedroom with en suite shower room. On its lower floor (garden level) and upstairs you will find five further bedrooms, three bathrooms and a toilet.

The second house comprises a kitchen, dining room and large lounge on the ground floor. Upstairs are three bedrooms, a bathroom and a separate toilet.

The third stone building closes off this large courtyard and is currently used as a large games and leisure area with billiards, table football and reading areas. The first floor is currently used as a large dormitory, but the use of this building could be reviewed as it offers numerous possibilities!

A large (70 m²) covered terrace invites you to relax on long summer days, overlooking the pool area below, which is ideally located, being both central to the property and set back from the courtyard. This area has its own covered terrace as well as an enclosed space that can be used as a pool house, separate office or additional spare bedroom.

Several other terraces, a large wooded parking area with capacity for 14 cars and a large 70 m² garage at the back, and mor

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A32095BD24>

COMPLETE FILE AND PHOTO ON REQUEST



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

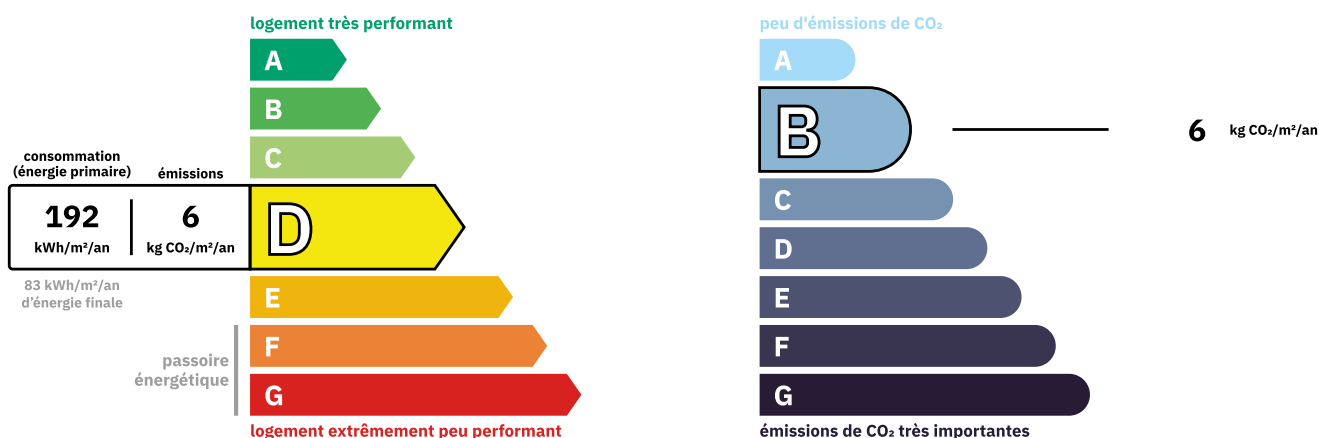
UK Freephone: 08700115151 telephone: +33 553 608 488 E-mail: prestige@leggett.fr

SET OF THREE STONE
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TERRACES, MEADOWS AND
WOODLAND, ...

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

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ENERGIE-DPE



Property **Poorly efficient**
Estimated annual energy costs
between 2860 € and 3920€ for 2023

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

Réf : A32095BD24
FILE COMPLETE
AND PHOTOS
ON REQUEST

LEGGETT
IMMOBILIER INTERNATIONAL

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

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