



## SET OF THREE HOUSES, SWIMMING POOLS, POOL HOUSE AND WELLNESS AREA

SET OF THREE HOUSES,  
SWIMMING POOLS, POOL  
HOUSE AND WELLNESS  
AREA...



PROPERTY FACT FILE	
REFERENCE	A37848BD24
PRICE	€ 795,000 £ 0* *agency fees to be paid by the seller
BEDROOM	7
BATHROOM	6
ACCOMMODATION	251 m <sup>2</sup>
LAND	23423 m <sup>2</sup>
TOWN	Le Bugue
DEPARTMENT	
LOCATION	Isolated
TYPE	
CONDITION	Good condition
FEATURES	Swimming Pool, Other Drainage, Garage
*Price based on current exchange rate which is subject to change	



- Superb setting
- Spa, hammam, sauna, swimming pools...
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## DESCRIPTION

This stone property exudes authentic charm and a rare sense of serenity. It comprises a main house, two guest houses, two swimming pools with pool house (currently a gym), a fully equipped wellness area and a large garage

The setting is exceptional.

The main house, comfortable and welcoming, has two bedrooms and offers a pleasant living space, combining old-world charm with modern comfort. A few steps away, the large, fully equipped guesthouse has three bedrooms, making it ideal to welcome families. The smaller, more intimate guesthouse offers two bedrooms in an equally well-appointed setting.

The outdoor facilities are remarkable, with two swimming pools, a spa, and a wellness area with hammam and sauna, inviting you to relax. The large garage/workshop, a boules court, and a well complete this property, offering numerous possibilities.

An ideal place to live and entertain, combining nature, relaxation, and activities within the grounds.

MAIN HOUSE - 125 m<sup>2</sup>

GROUND FLOOR

Dining room 35 m<sup>2</sup> (wood-burning stove)

Living room 20 m<sup>2</sup>

Kitchen 21 m<sup>2</sup>

Shower room and toilet 2.6 m<sup>2</sup>

Office, wardrobe and laundry room 18.3 m<sup>2</sup>

FIRST FLOOR

Hallway 1.7 m<sup>2</sup>

Bathroom, bath and shower 4.3 m<sup>2</sup>

WC 0.5 m<sup>2</sup>

Bedroom 10.2 m<sup>2</sup>

Bedroom 10.8 m<sup>2</sup>

LARGE GÎTE - 92 m<sup>2</sup>

GROUND FLOOR

More Online :

<https://leggettprestige.com/luxury-property-for-sale/view/A37848BD24>

COMPLETE FILE AND PHOTO ON REQUEST

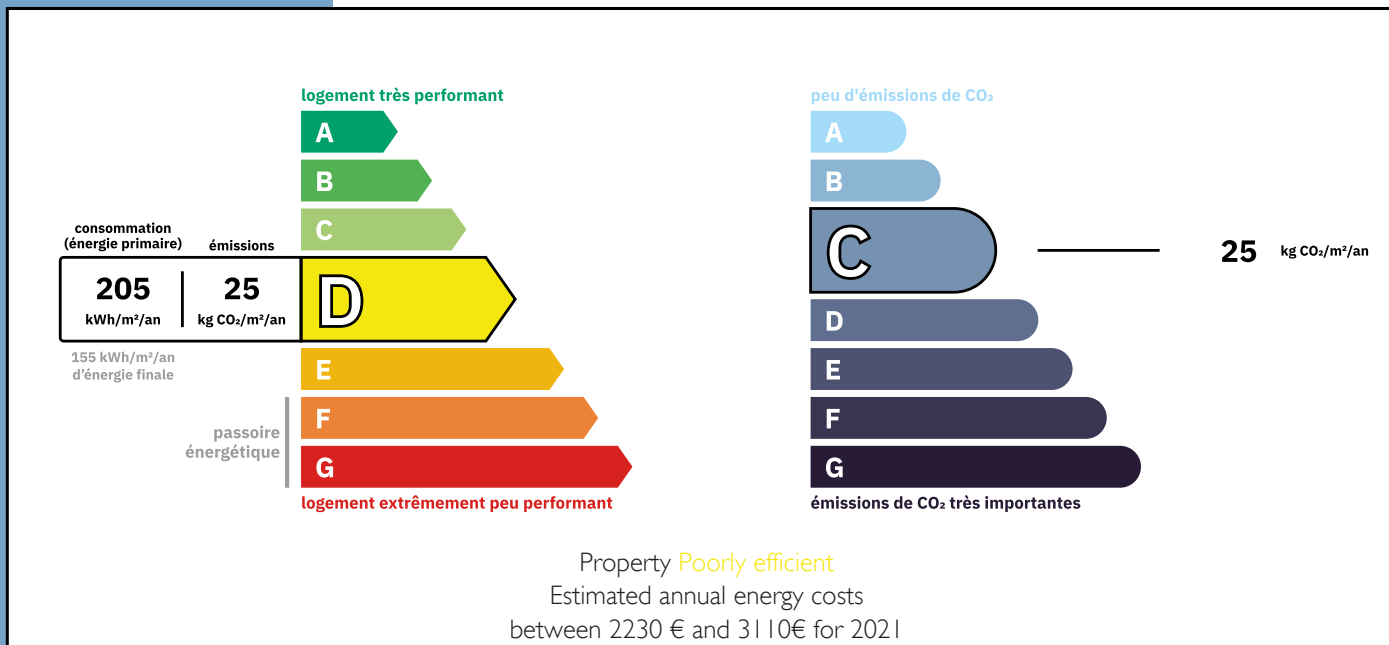


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Information about risks to which this property is exposed is available on the Géorisques website :  
<https://www.georisques.gouv.fr/>

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## ENERGIE-DPE



## NOTICE

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## CONTACT

Réf : A37848BD24  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

**LEGGETT**  
IMMOBILIER INTERNATIONAL

Téléphone : +33 553 608 488  
E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)

LEGGETT IMMOBILIER, 42 ROUTE DE RIBERAC, 24340 LA ROCHEBEAUCOURT, FRANCE  
UK Freephone: 087001 15151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)