

Charming stone built house with own barn, mature garden and fish pond close to Terrasson LaVilledieu

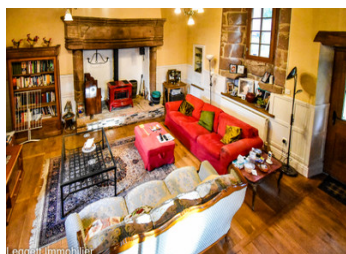


INFORMATION

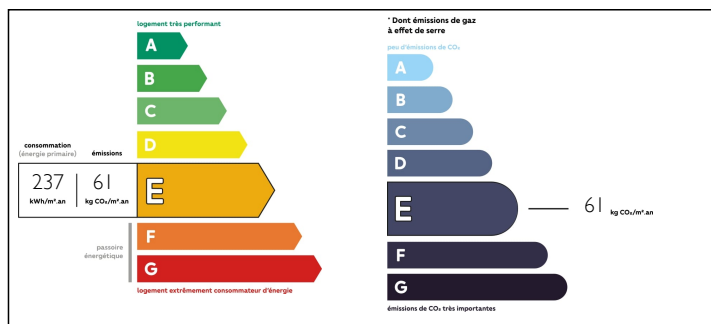
Town:	Villac
Department:	Dordogne
Bed:	0
Bath:	0
Floor:	130 m2
Plot Size:	4772 m2

IN BRIEF

Located just outside Terrasson in the village of Villac, this is a property in a tranquil environment with lovely countryside views. The main house is in stone with a slate roof, on entering the front of the house, the main reception room is spacious, bright with high ceilings and a wooden parquet. It has a great stone chimney with a wood burner. Opposite a large dining room with a balcony, wood parquet. A wooden staircase takes you upstairs to 2 large bedrooms and a bathroom with toilet, whilst downstairs is a large furnished modern kitchen/breakfast room, a laundry room with a shower and toilet, loads of inbuilt storage line the downstairs hallway. Outside a large barn with separate workshop, a pigsty, a large parking area for several cars, with a separate side entrance, a fish pond and a cellar with a vaulted roof.



ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Ground floor
 Fitted kitchen with breakfast corner and outside terrace 35m2
 Bathroom (shower) with toilet/laundry room 11m2
 Hallway with fitted storage
 Stairs to upper level
 Next floor 54m2
 Lounge with large stone chimney and wood burner
 Dining room
 Stairs to upper level
 Bedroom 1 - 18m2
 Bedroom 2 - 18m2
 Bathroom 6m2
 Landing 6m2
 Outside
 Large barn with new roof 100m2
 Workshop area 16m2
 Garden
 Fishpond
 Parking area for several cars with separate road access
 Vaulted cellar
 Pigsty
 Terrasson laVilledieu 15ms

NOTES

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