

Charming 4 bed barn renovation with garden and swimming pool countryside views (in picturesque village)

EXCLUSIVE



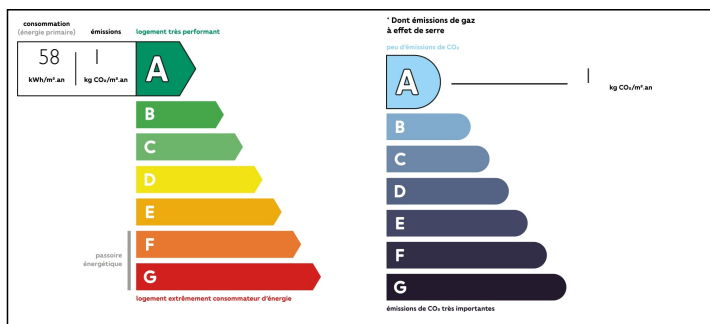
INFORMATION

Town:	Beauregard-de-Terrasson
Department:	Dordogne
Bed:	4
Bath:	4
Floor:	166 m2
Plot Size:	2500 m2

IN BRIEF

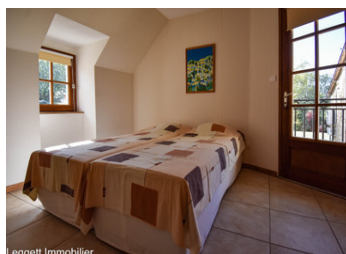
This property offers numerous opportunities with two near identical 2 bed 2 bathrooms houses which can interconnect to function as a 4 bed 4 bathrooms house . This flexibility will suit someone seeking a holiday or residential property with good rental opportunities or rather a large holiday home or even a shared purchase for 2 families or group of friends with 2 separate but adjacent holiday homes. Renovated with care and attention to details, finished to high standards only used as holiday home to date. Property is renovated and finished to a high standard and is in excellent condition. Private garden area with heated swimming pool , lovely views on countryside, parking area for several cars, underfloor heating houses are fully furnished with modern equipped kitchens. Location is popular with tourists and is only 5ms by...

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

Architect designed barn renovation carried out by craftsmen.

Property composed of two dwellings on two levels with separate external access to the garden, an internal staircase is also present.

Lower Level

Living/dining room with fitted Italian kitchen 46m²

Bedroom 1- 16m²

Bedroom 2- 16m²

Bathroom (bath) with toilet 6m²

Shower room (shower) with toilet 4m²

Stairs to upper level

Outside

Garden shed with boiler room/pool accessories

Upper Level

Living room/dining room/fitted kitchen with central island 45m²

Covered terrace 20m² with access to the garden/parking

Corridor to bedrooms

Bedroom 1- 14m²

Shower room (shower) with toilet - 6m²

Bedroom 2- 13m²

Bathroom (bath) with wc - 6m²

Outside

Private garden with Desjoyaux swimming pool (heated)

Parking space for several cars (shared)

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

LOCAL TAXES

Taxe foncière: **1678 EUR**

NOTES