

French courtyard 5 bedrooms farmhouse and six barns to be restored



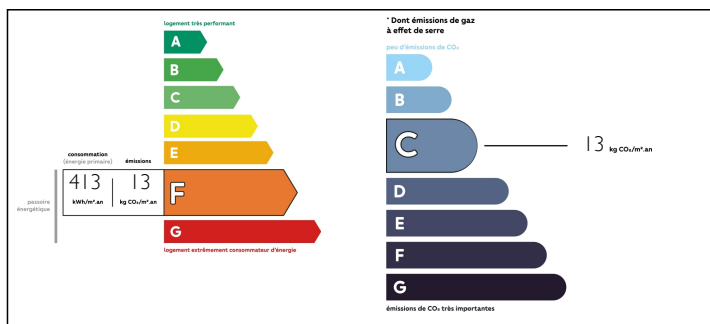
INFORMATION

Town:	Peyzac-le-Moustier
Department:	Dordogne
Bed:	5
Bath:	1
Floor:	210 m2
Plot Size:	14000 m2

IN BRIEF

Located in a calm environment just outside of the little village Peyzac- Le -Moustier. This untouched property would make an excellent family home, second home or touristic business. It's one of the few old courtyard farms that remain intact and ready to be loved again. A blank canvas opportunity for someone to take in to the next step in its journey. There is a main house, several stone barn and one partially covered barn with a mature tree in the centre of the three within a gated garden. There is water and electricity on site.

ENERGY - DPE



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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

The house is c. 210 m² and offers many opportunities in terms of floorplan and design. The large stone barns, typical of the region, have endless possibilities for renovation. It's a simply a great example of the local architecture.

The property is set in the open countryside of the Perigord Noir.

Renovation considerations:

Water and electricity are on-site but will need updated installations.

There is currently no heating apart of the kitchen area.

Ground floor

Open plan tiled Kitchen/sitting/dining room with large fireplace and wood burner, stone sink, exposed beams 30m²

Big diningroom with fireplace 25m²

Utility/storeroom 10 m² and a wine cave 20m²

1st floor:

5 large bedrooms all with windows and nice views;

1st. - 37m²

2nd. - 12m²

3rd. - 15m²

4th. - 15m²

5th. - 13m²

Overflow of 16 m² and a large Corridor of 15m² with wc 3 m²

, Bathroom , washbasin

Outbuilding consisting of:-

6 barns, a Tobacco grange and a workshop

1st. - 24m²

2nd. - 18m²

3rd. - 84m²

4th. - 126m²

5th. - 60m²

6th. - 72m²

workshop - 16m²

Tobacco grange 10 x 40 meters (400m²)

NOTES