

Village house with 3 bedrooms and garden near Mareuil

EXCLUSIVE



INFORMATION

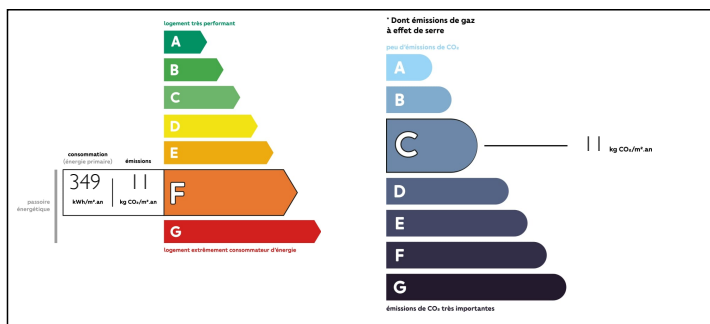
Town:	Mareuil en Périgord
Department:	Dordogne
Bed:	3
Bath:	1
Floor:	118 m2
Plot Size:	519 m2

IN BRIEF

Ideal lock up and leave holiday home located in a small village 10 minutes from Mareuil. The property has spacious rooms and an attached garden. There is a bakery just a few paces away.



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.



LOCAL TAXES

Taxe foncière: 600 EUR

NOTES

DESCRIPTION

In greater details

Entrance 8m² with tiled floor and wooden panelling
Living room 27m² with fireplace and log burner
Kitchen / diner 26m² open plan kitchen with fitted units and doors to the terrace and garden.

Upstairs

Bedroom 1 21m²

Bedroom 2 15m²

Bedroom 3 11m²

Bathroom 10m² with bath, shower, basin and toilet.

The garden is to the rear of the property and has the ruins of an old outbuilding.

double glazing

New roof

Electric heating

Water and electricity connected

Fosse septique - non conforme

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