

****UNDER OFFER**** For sale single-storey house in Monsempron-Libos



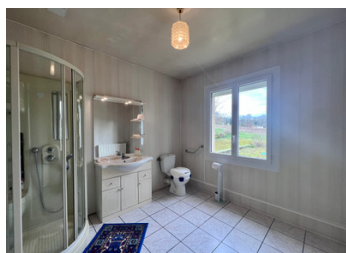
INFORMATION

Town:	Monsempron-Libos
Department:	Lot-et-Garonne
Bed:	4
Bath:	2
Floor:	120 m2
Plot Size:	3663 m2

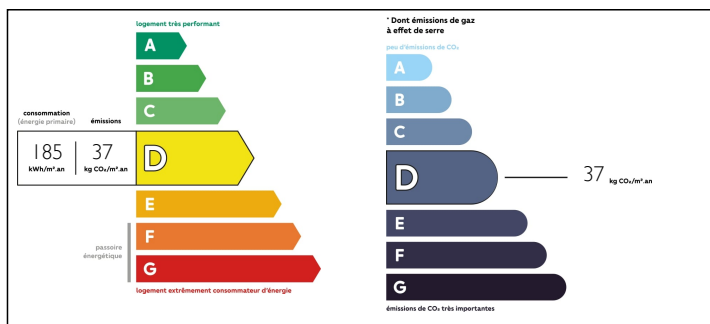


IN BRIEF

****UNDER OFFER**** EXCLUSIVITY: In Monsempron-Libos, this single storey house of 120 m2 surrounded by approximately 3600m2 of garden.



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

****UNDER OFFER**** The house is accessed by a path.

The entrance door opens onto the hall which serves:

A fully equipped kitchen.

A very bright living room and dining room.

A bedroom and a shower room with WC.

The staircase leads to the first floor where there are three other bedrooms, one of which has a water point, a bathroom with WC and separate WC.

In the basement there is a boiler room and a garage.

The land is 3663m² and has a swimming pool.

A very nice opportunity to seize quickly.

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

NOTES