

Impressive house and gite complex set in its own grounds

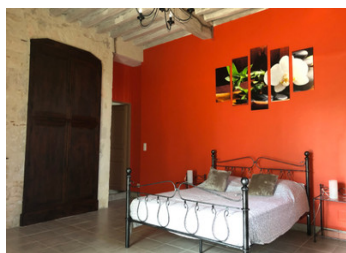


## INFORMATION

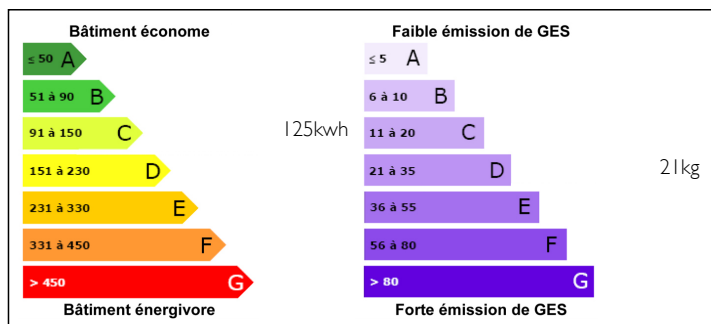
Town:	Trentels
Department:	Lot-et-Garonne
Bed:	15
Bath:	8
Floor:	1000 m2
Plot Size:	8600 m2

## IN BRIEF

Impressive principal house with pigeon tower along with a collection of chambres d'hotes, two further gites, games room and outbuildings. Three swimming pools set in landscaped grounds with views to the countryside in all directions.

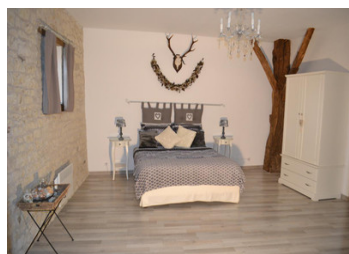


## ENERGY - DPE



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

The Principal house comprises a large kitchen, 2 living rooms, 4 bedrooms, bathroom and toilet. Three further en-suite chambres d'hotes bedrooms attached. Terraces leading to swimming pool and outdoor kitchen.

One gite comprising 1 kitchen/living space, 4 bedrooms, 2 bathrooms, 2 toilets, external terrace and swimming pool

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

## LOCAL TAXES

Taxe foncière: 5165 EUR

## NOTES