

Former farmhouse with barn and garden, situated in a small hamlet in the Périgord Vert.



INFORMATION

Town:	Saint-Médard-d'Excideuil
Department:	Dordogne
Bed:	4
Bath:	2
Floor:	143 m2
Plot Size:	3292 m2

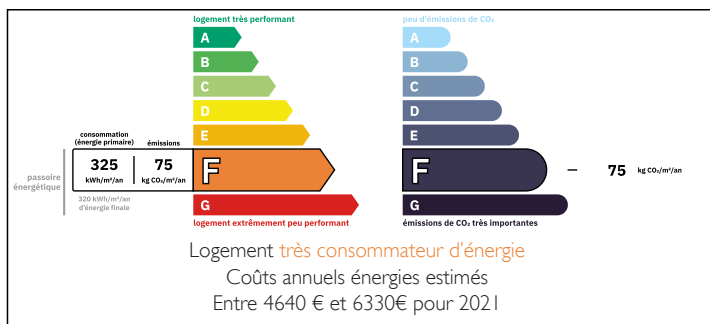


IN BRIEF

Former stone built farmhouse with barn and courtyard with garden and pretty views.

The property is situated in a small hamlet in the countryside, giving directly onto the square where you will find the church. Situated in a calm spot with no noise, liveable straight away, in need of minor work.

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 house offers around 143m², composed of 2 kitchens, 2 bathrooms, 2 toilets, a lounge and 4 bedrooms. Large cellar and convertible loft space (125m²).

Outside you will find a closed courtyard with a water well, access to the barn of 112m² on two levels, there are also 3 other outbuildings.

There is also access to a garden of 2777m², only 125 metres away from the house itself.

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

NOTES