

Family home in a sought-after residential neighborhood with a large yard



INFORMATION

Town:	Boulazac Isle Manoire
Department:	Dordogne
Bed:	4
Bath:	2
Floor:	120 m2
Plot Size:	1200 m2



IN BRIEF

Family home just steps from amenities with an unobstructed view!

Discover this charming 1980s home, ideally located near local amenities.

It features an entryway with a hallway, a beautiful L-shaped living area with a living room and open kitchen, complete with a wood-burning stove and opening directly onto the outdoors with an unobstructed view.

The sleeping area features 3 bedrooms, a bathroom, and a separate toilet.

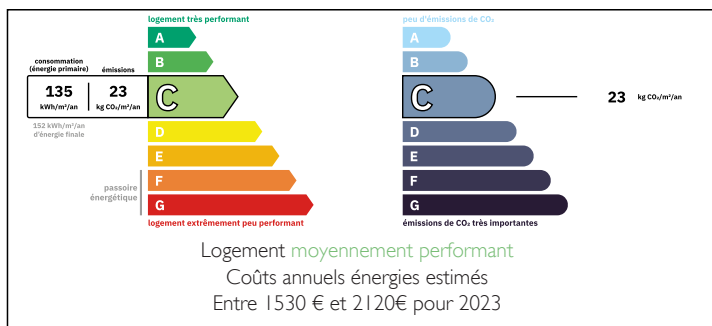
The finished basement provides ample additional space, featuring a living area, a bedroom, and storage spaces.

Outside, you'll enjoy a fenced-in lot, a paved parking

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.

ENERGY - DPE





LOCAL TAXES

Taxe foncière: 1700 EUR

NOTES

DESCRIPTION

Family home with unobstructed views, just steps away from local amenities

A convenient location, spacious rooms, and a pleasant outdoor area: fall in love with this 1980s home, ideally located just steps away from local amenities.

As soon as you enter, a hallway leads to the various rooms of the house. You'll discover a beautiful, L-shaped living area—bright and inviting—featuring a living room and an open kitchen. The wood-burning stove creates a warm and cozy atmosphere, while direct access to the outdoors allows you to fully enjoy the unobstructed view.

In the sleeping area, the house features 3 bedrooms, a bathroom, and a separate toilet.

The finished basement nicely rounds out the property. It features an additional living area, a bedroom, and several storage spaces—offering real potential for entertaining family and friends, creating a separate living space, an office, or a recreation room, depending on your preferences.

Outside, you'll enjoy a fully fenced, low-maintenance lot with a paved parking area, an electric gate, and a wooden shed for storage.

The extras that make all the difference

- Located near amenities
- Unobstructed view
- Wood-burning stove in the living area
- 3 bedrooms + 1 bedroom in the basement
- Finished basement with living area
- Paved parking area
- Electric gate
- Fenced property

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