



Property

SAINT PEY DE CASTETS (33)

427 807 €*

* Agency fees to be paid by the seller



203 m²



6 pièce(s)



4 chambre(s)

PROPERTY DESCRIPTION

Virtual tour available: contact me. In a quiet village near Libourne, Saint Emilion, and on a magnificent plot of more than 12,000 m², planted with trees and planted with many welcoming fruit trees, you will find an imposing farmhouse of 400 m² in total, with around 200 m² already renovated. On the ground floor, there is a 55 m² living room with exposed stone walls and a monumental fireplace. Also a separate kitchen of 12 m² and its pantry as well as 3 bedrooms of 16, 17 and 23 m² respectively. The bathroom on the ground floor is 7 m². A separate WC completes this level. Upstairs you will find a workshop room with its balcony terrace, a bedroom of 22 m² as well as a very spacious and bright bathroom of 15 m². A parental suite of choice! The remaining 200 m² on the ground floor are to be discovered, with a magnificent exposed framework and a garage. Possibility of additional floor. A very large plateau to be fitted out ... Lots of charm and development potential such as guesthouses, gite or even livestock or crops. Les honoraires sont à la charge du vendeur.

Le Diagnostic de Performance Energétique(DPE) a été réalisé selon une méthode valable mais non fiable et non-opposable.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr.

** ENGLISH SPEAKERS: please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



Jacques ROUAUX

SAINT-MORILLON (33650)

Agent

RSAC : 879 949 287 00012

Courts service city :
BORDEAUX

(+33)7 66 57 72 06

LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 805856

Property type Property

Year of construction 1930

Exposure S-W

View Vue sur Jardin, sur Vignes

SURFACES

Living space 203 m²

Living room surface 55 m²

Land surface 12620 m²

COMPOSITION

Number of rooms 6

Number of bedrooms 4

Number of bathrooms 2

Toilets count 2

Terrace 1

DPE/GES

DPE 195

GES 6

APPENDIX

Parking extérieur

Parking space 2

Garage 1

Videophone Non

SERVICES

Heater électricité

Heater climatisation réversible

Kitchen aménagée