



Manor house

VILLENEUVE SUR LOT (47)

682 500 €*

* Agency fees to be paid by the seller



500 m²



13 pièce(s)



8 chambre(s)

PROPERTY DESCRIPTION

Exceptional mansion of approximately 500 m² of living space, dating from 1870, offering an elegant and prestigious living environment. Located close to shops and services, allowing you to take full advantage of urban life while enjoying a calm and serene atmosphere. You will be delighted by its majestic park which offers a peaceful and relaxing atmosphere. You can relax in the open air, organize receptions or simply enjoy the beauty of nature. A spacious and bright hall welcomes you as soon as you enter. This 1st level is composed of living room, dining room with large windows and let in natural light, highlighting the magnificent parquet floors and refined decorative elements. On this same level, the spacious and fully equipped kitchen will delight cooking enthusiasts. With its marble worktops and generous storage space, this kitchen is both functional and aesthetic. On the first floor, a superb wooden staircase leads to a wide landing, giving access to three large bedrooms, an office and a living room. A bathroom with bathtub and double washbasin completes this floor. On the second floor, you will find two other bedrooms with a bathroom, as well as a second part which offers the possibility of fitting out two additional bedrooms. An insulated attic is also present. This property also includes a guest house, providing additional space to accommodate your guests or to create a private office. The large insulated basement houses the cellars, offering additional storage space. In addition, many outbuildings, such as a dovecote, workshops and garage, are also present. Don't miss this rare opportunity to own a mansion steeped in history, with a practical and peaceful urban environment, a refined interior and outbuildings, all surrounded by a magnificent 1ha wooded park including century-old cedars. Les honoraires sont à la charge du vendeur.

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!



Stéphane RIGAL

MONSEGUR (47150)

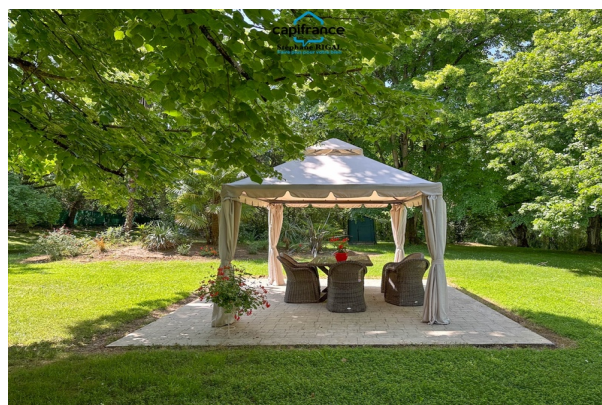
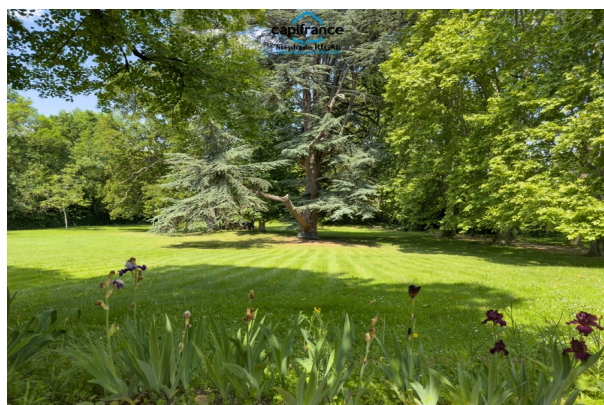
Agent

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LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 816526

Property type Manor house

Year of construction 1870

Exposure West

View Vue sur Jardin

SURFACES

Living space 500 m²

Land surface 10132 m²

COMPOSITION

Number of rooms 13

Number of bedrooms 8

Number of bathrooms 3

Toilets count 3

DPE/GES

DPE 242

GES 53

APPENDIX

Parking extérieur

Parking space 2

Garage 1

Cellar 1

Videophone Non

SERVICES

Heater fuel

Kitchen équipée



CAPIFRANCE
639 rue du Mas de Verchant, Immeuble Diver'city - 34 170 Castelnau Le Lez
CS 70058 34 473 Pérols Cedex
RCS de Montpellier n° 441 338 985
SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle