



House with character

EYMET (24)

299 000 €*

* Agency fees to be paid by the seller



220 m²



9 pièce(s)



5 chambre(s)

PROPERTY DESCRIPTION

Located 15 minutes from Eymet, a completely renovated 1850 stone barn combines quality services while retaining its authenticity: wooden beams, nursery, exposed stone walls, tastefully blend together for a warm interior. The house consists of a part on the ground floor of a living room, kitchen, utility room and a parental suite of 36 m² with private bathroom. On the other hand upstairs: 4 bedrooms, 2 mezzanines, 1 shower room and a bathroom. The many rooms and spaces allow you to receive while keeping your independence. This warm house will be suitable for a family, a second home, bed and breakfast... The main orientation to the west and its many openings allow the house to be bathed in light and to enjoy the view of the garden from inside. The living rooms open onto an 80 m² stone terrace. Beautiful garden of 5213 m² fully fenced, with an orchard part, a field, above ground swimming pool with pontoon, two outbuildings. Technical side: heating 2 heat pumps, solar panels, insert fireplace, double glazing, individual sanitation, above ground swimming pool 2.3m x 6m on concrete slab 8.2m x 4.8m (slab that can support 50 m³) 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](http://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!



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LE BIEN EN IMAGES





DETAILS

GENERAL

Reference 826818

Property type House with character

Year of construction 1850

Exposure West

View Vue dégagée, sur Jardin

SURFACES

Living space 220 m²

Land surface 5213 m²

COMPOSITION

Number of rooms 9

Number of bedrooms 5

Number of bathrooms 1

Toilets count 3

Washrooms 2

Terrace 1

DPE/GES

DPE 99

GES 3

APPENDIX

Parking extérieur

Parking space 2

Garage 2

Videophone Non

SERVICES

Heater solaire

Heater pompe à chaleur

Heater bois

Kitchen aménagée

Swimming-pool Yes



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SAS au capital de 100.000 euros

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