

371 000 €

**Contact agency**

**Félix Immobilier La Médiévale**

4, place du 14 juillet

24200 Sarlat La Canéda

05 53 59 11 86 / felix-immobilier@orange.fr

**For sale mansion**

**7 rooms**

**Surface : 144 m<sup>2</sup>**

**Surface of the living : 32 m<sup>2</sup>**

**Surface of the land : 4155 m<sup>2</sup>**

**Year of construction : 1976**

**View : Campagne**

**Hot water : Electrique**

**Inner condition : to modernize**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

fireplace, Bedroom on ground floor, CALM

4 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

1 parking

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

16/08/2024 - Prix T.T.C



## Mansion 1-248 Sagelat

Close to Belves, This charming stone house offers a beautiful open view of the countryside and beautiful living spaces. It is made up, on the ground floor, of an entrance with cupboard, a living room with fireplace and direct access to the terrace, an independent kitchen, equipped and furnished with a scullery overlooking the second terrace at the back of the house. You will also find two beautiful bedrooms, a separate toilet with a washbasin and a bathroom. On the first floor, there are two additional bedrooms and a bathroom with wc. In the basement, it has a garage of around 70 m<sup>2</sup> and two cellars.

**Fees and charges :**

371 000 € fees included

