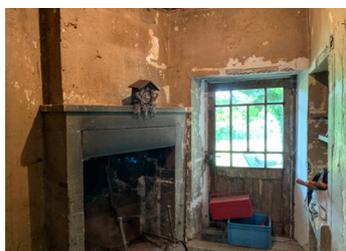
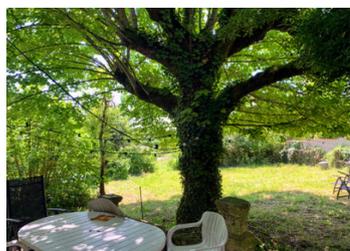


To renovate. Stone property on 3 hectares near Verteillac. Ideal for a small holding or horses.



## INFORMATION

Town:	Verteillac
Department:	Dordogne
Bed:	3
Bath:	1
Floor:	64 m2
Plot Size:	28547 m2



## IN BRIEF

A stone property, believed to have origins dating back to the 16th/17th century, this property spans nearly 3 hectares of picturesque land. Conveniently located within walking distance to the vibrant village of Verteillac, this property offers both the tranquility of rural living and the convenience of nearby amenities.

## ENERGY - DPE

DPE not required.

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.



## DESCRIPTION

Although it requires renovation, the property boasts immense potential, making it an ideal canvas for creating a home or a business venture. The expansive grounds and solid structure provide a myriad of possibilities for development. Additionally, the extensive land is perfect for a small holding, market gardener or for keeping horses, offering ample space and an idyllic setting for many pursuits.

This property represents a rare opportunity to invest in a piece of history while shaping it to suit your vision.

At present the accommodation is on one level with a basement made up of many rooms, which has access to the garden. The attached barn is also on the same level as the accommodation. Which could be incorporated in with the house.

## LOCAL TAXES

Taxe habitation: EUR

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## NOTES