

Renovated stone house with swimming pool in the countryside



INFORMATION

Town:	Bassillac et Auberoche
Department:	Dordogne
Bed:	2
Bath:	1
Floor:	80 m2
Plot Size:	1800 m2

IN BRIEF

In the commune of Bassillac and Auberoche.

Beautiful, fully renovated stone house in the countryside, in absolute peace and quiet, close to all amenities.

Single-storey stone house with sitting room and wood-burning stove overlooking stunning views, open-plan fitted kitchen with access to terrace and swimming pool, and 1 shower room.

Upstairs, 2 bedrooms with landing.

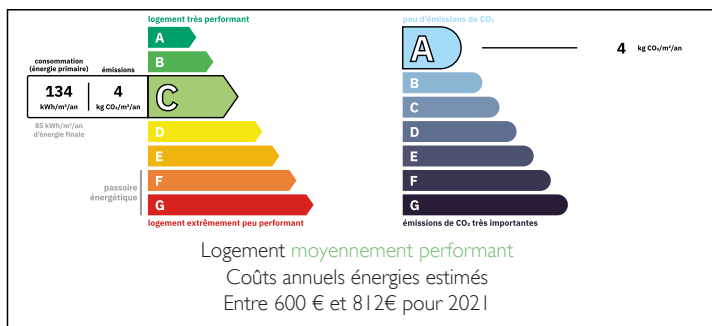
This house overlooks the valley to take advantage of the garden with swimming pool.

Double garage with conversion potential.

This very economical house is heated by an Air/Air heat pump and a 2024 wood-burning stove, and is double-glazed.



ENERGY - DPE



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

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LOCAL TAXES

Taxe foncière: 650 EUR

Taxe habitation: EUR

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

NOTES