

UNDER OFFER Saint-Léon sur L'isle: Beautiful 5-bedroom stone house with outbuildings and swimming pool

EXCLUSIVE



INFORMATION

Town:	Saint-Léon-sur-l'Isle
Department:	Dordogne
Bed:	5
Bath:	4
Floor:	302 m ²
Plot Size:	6148 m ²

IN BRIEF

UNDER OFFER in Saint-Léon sur L'isle en Dordogne in the white Périgord

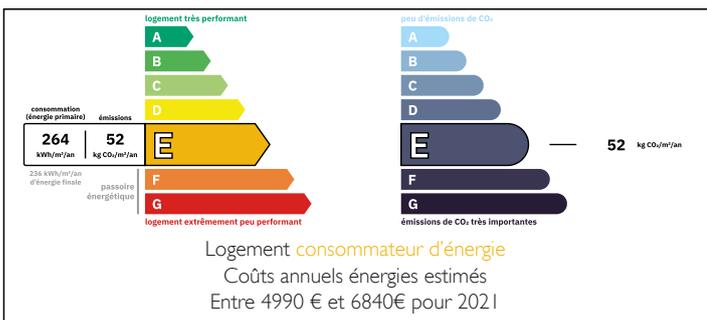
Property comprising:

- 1 House of 302 m² living space with :
 - * Ground floor: 1 fitted kitchen, 1 utility room, 1 scullery, 2 bedrooms including 1 with en-suite shower room and WC, 1 dressing room, 1 shower room with WC, 1 lounge, 1 study, 1 dining room and 1 adjoining barn.
 - * First floor: 1 mezzanine, 3 bedrooms including 1 with shower room and WC and 1 bathroom.
- 1 pool house with 1 utility room, 1 WC and 1 shower.
- 1 heated swimming pool with 1 outdoor shower
- 1 second barn
- Land of 6148 m².

The assets of this property :

- Old world charm
- Large heated saltwater swimming pool with pool

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

Located in Saint-Léon sur L'isle en Dordogne in the white Périgord

Located at :

- 30 minutes from Périgueux town centre
- 7 minutes from Saint-Astier
- 7 minutes from Neuvic
- 35 minutes from Bergerac
- 1h15 from Sarlat
- 1h30 from Bordeaux

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

LOCAL TAXES

Taxe habitation: EUR

NOTES