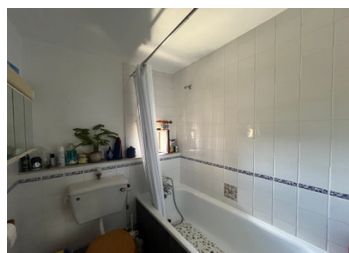


Stone house to renovate

EXCLUSIVE



INFORMATION

Town:	Saint-Vivien
Department:	Dordogne
Bed:	4
Bath:	1
Floor:	107 m2
Plot Size:	1928 m2

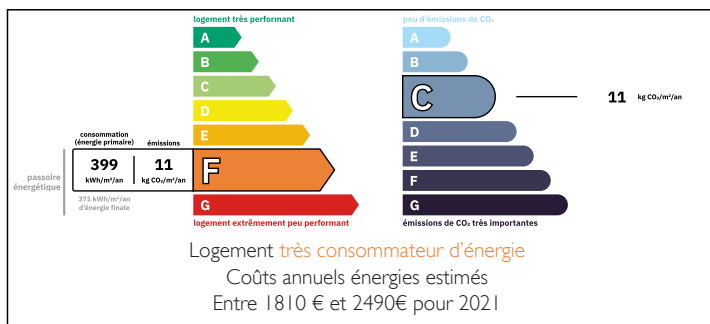
IN BRIEF

Planning to renovate? Then this property is perfect for you. The owners have started renovating this old barn, which still needs some work.

This stone house is semi-detached on one side and comprises an entrance hall with its farmhouse door, a kitchen with views over the garden, a lounge with access to the terrace, a bathroom with WC and two bedrooms.

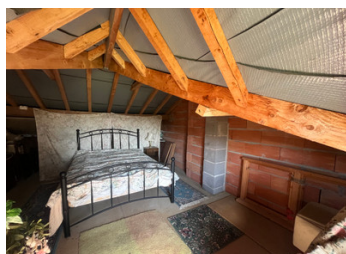
Upstairs there is a mezzanine and two bedrooms.

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

Ground floor :

- Entrance hall: 11m
- Kitchen: 10.50m²
- Living room: 25,60m²
- Bathroom: 4,25m²
- Bedroom: 11,00m²
- Bedroom: 11,50m²
- Total: 73,85m²

First floor

- Mezzanine 12m² of living space and 4m² of floor space
- Beam room 10m² of living space and 7m² of floor space
- Bedroom 12m² of living space and 8m² of floor space
- Total 34m² of living space and 19m² of floor space

- Garage: 9m² living area

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

LOCAL TAXES

Taxe foncière: 550 EUR

Taxe habitation: EUR

NOTES