

## Farm in Green Périgord



## INFORMATION

Town:	Busserolles
Department:	Dordogne
Bed:	3
Bath:	2
Floor:	75 m2
Plot Size:	15736 m2

## IN BRIEF

Beautiful Farmhouse in the Périgord Vert

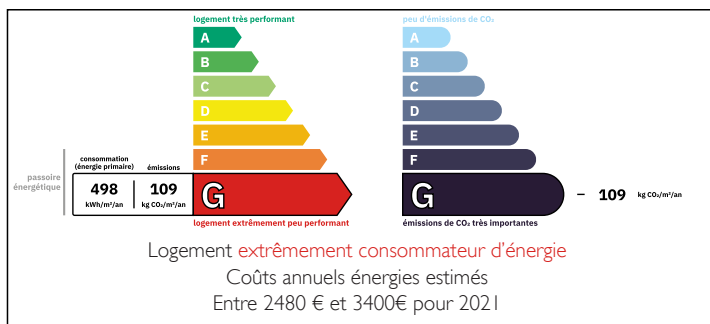
Located in the heart of a peaceful little village, this charming farmhouse offers open views and plenty of tranquility. Some renovation work is needed to restore the full charm of this property, which includes two bedrooms, a spacious living area with a fireplace, and a bathroom.

Set on 15,736 m<sup>2</sup> of land, it features a natural spring and a well — ideal for keeping horses.

A 185 m<sup>2</sup> barn provides ample storage space.

Two outbuildings offer excellent potential and can easily be converted into gîtes or other accommodation, providing an opportunity for rental income.

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



## LOCAL TAXES

Taxe foncière: 370 EUR

Taxe habitation: EUR

## NOTES