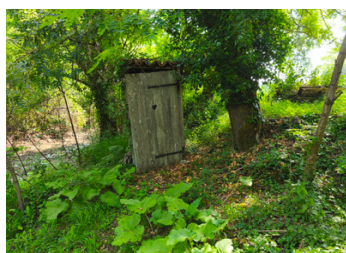


House with outbuilding

EXCLUSIVE



INFORMATION

Town:	La
Department:	Rochebeaucourt-et-Argentine Dordogne
Bed:	1
Bath:	0
Floor:	39 m2
Plot Size:	0 m2

IN BRIEF

Charming Small Property to Renovate Near Shops and Angoulême Train Station – Ideal as a Second Home

This charming little farmhouse offers great potential and is just waiting to be restored to its former glory. Some renovation work will be needed to bring it back to life.

Set on a 6,488 m² plot of land, the property benefits from a new roof on both the house and the outbuildings, completed in 2022.

A 140 m² barn completes the property.

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

null

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