

## Great potential for this property near PÉRIGUEUX



## INFORMATION

Town:	Périgueux
Department:	Dordogne
Bed:	5
Bath:	2
Floor:	250 m2
Plot Size:	5000 m2

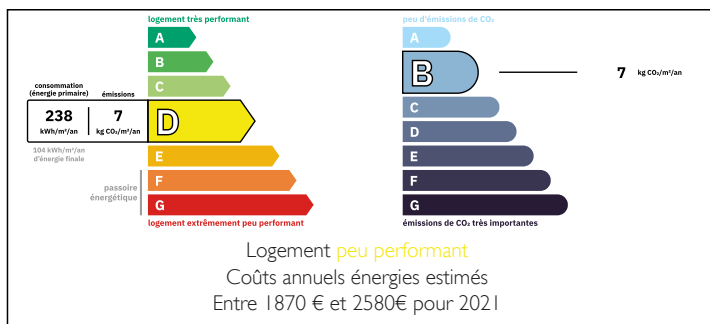
## IN BRIEF

Come and discover this development of 2 houses with parkland and swimming pool, offering plenty of scope for development.

Great potential!

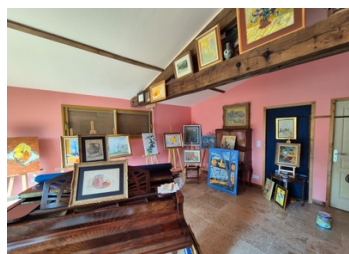
A must-see!

## 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

Set of 2 houses with swimming pool on 5000 m2 of parkland.

House 1, 130 m2

- 1 living room
- 1 fitted kitchen
- 1 conservatory
- 4 bedrooms
- 1 bathroom
- 1 wc
- 1 garage

New double-glazed joinery.

New air/water heat pump heating system.

New roof

House 2, 90 m2 with swimming pool 12x5 and pool house.

- 1 living room
- 1 new fitted kitchen
- 2 bedrooms, one with bay window and beautiful travertine floor.
- 1 new shower room with walk-in shower.
- 1 wc

Very pleasant pool area.

New joinery

New air/water heat pump.

New roof

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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 habitation: EUR

## NOTES