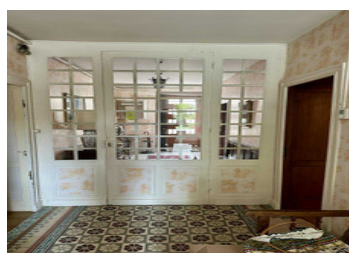
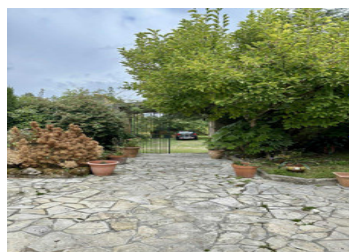


Beautiful old house with outbuildings and large garden in the heart of the village of Blasimon



INFORMATION

Town:	Blasimon
Department:	Gironde
Bed:	4
Bath:	2
Floor:	240 m2
Plot Size:	2000 m2

IN BRIEF

Beautiful old house (19th century) with generous volumes located in the heart of the village of Blasimon, within walking distance of amenities: grocery store, tea room, restaurant, and medical center.

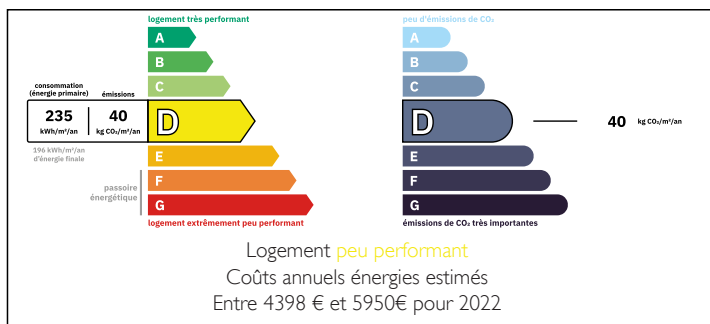
A large, bright entrance hall leads to a beautiful living room with a fireplace, a dining room, a functional scullery, and two bedrooms, one of which has its own bathroom and toilet. A second, very intimate living room, a laundry room, a boiler room, a wine cellar are on the same level, as well as a bathroom and a separate toilet.

Upstairs, two bedrooms, a bathroom, and an attic are located.

A very large terrace borders the house at the rear and overlooks a magnificent 2,000 m² plot of land, not overlooked, with trees and enclosed gardens.

From this terrace, you will also discover a beautiful dovecote and a large double garage...

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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Beautiful old house with generous volumes located in the heart of the village of Blasimon, within walking distance of amenities: grocery store, tea room, restaurant, and medical center.

A large, bright entrance hall leads to a beautiful living room with a fireplace, a dining room, a functional scullery, and two bedrooms, one of which has its own bathroom and toilet. A second, very intimate living room, a laundry room, a boiler room, a wine cellar are on the same level, as well as a bathroom and a separate toilet.

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A very large terrace borders the house at the rear and overlooks a magnificent 2,000 m² plot of land, not overlooked, with trees and enclosed gardens.

From this terrace, you will also discover a beautiful dovecote and a large double garage with independent access from the street.

Some renovations are still required; they will allow you to fully showcase the magnificence of this property.

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