



Ref : 9478CHG

### In a hamlet, dry-stone house to restore

Area



Habitable : 73 m<sup>2</sup>



Usable : 99 m<sup>2</sup>



Land : 1 470 m<sup>2</sup>

55 000 €

**House of character for sale Dordogne.** In a village in the Dordogne, at 17 km from Sarlat, in a hamlet, a charming small dry-stone house to restore. The house has two rooms, one on the ground floor, the other on the first floor, a cellar and attic space that is available to fit out. It is located on a partially wooded plot of 1470 sqm.

#### IN SUMMARY

Rooms : 2  
Bedrooms : 1  
Bathrooms : 0

Swimming pool : no  
Garage place : nc  
Parking space : nc  
Outbuildings : no

Without

**Advantages :** Space to fit out | Quiet location, in perigord

#### SERVICES



1st Shops : 10 mn



All shops : 20 mn



Health : 20 mn



Elementary : 10 mn

Middle School : 20 mn

High school : 20 mn



24 mn



24 mn

#### ENERGY INFORMATION

Etiquette énergie : Exonéré



#### Maisons & Chateaux

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## DESCRIPTION

HOUSE 71.82 sqm

Ground floor

Living room 28.43 sqm

Open fireplace

1st floor

Bedroom 29.39 sqm

Open fireplace, Beautiful view from the window on the east side

Attic to fit out 14.70 sqm

Cellar 26.93 sqm

Are you interested ?



Marie

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