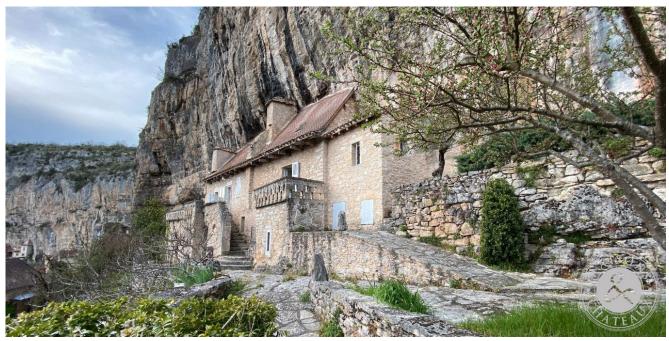
MAISONS & CHATEAUX



Ref: 9799CHG

Troglodytic house with view, between Saint Cirq Lapoie and Célé valley

Area Secteur Saint Cirq Lapopie

公 Usable: 100 m² Land : 1,2 Ha 251 000 €

House of character for sale Lot. In the heart of the tourist area, in the heart of the great sites of Cahors, Saint-Cirq-Lapopie, Cajarc, of the valleys of the Lot and the Célé, located in hamlet, this astonishing troglodytic house hung on the cliff benefits from a panoramic view on the valley, the river, the village. The ideal vacation home.



Habitable: 83 m²

Rooms: 4 Bedrooms: 2 Bathrooms: 2 Swimming pool: no Garage place : nc Parking space: 1 Outbuildings: no

Electricity



Source



Adsl

Advantages: Panoramic views | Troglodytic house

SERVICES

1st Shops : 2 mn

All shops: 35 mn

H Health: 35 mn

Kindergarten: 12 mn

Elementary: 12 mn

Middle School: 35 mn

High school: 35 mn



10 mn

12 mn

√ 30 mn

_க் 90 mn

ENERGY INFORMATION

Consommation conventionnelle 284,00 kWhep/m².an

Estimation des émissions 8,00 kg éqCO2/m².an





























DESCRIPTION

A large terrace of more than 40 m² sheltered by the cliff, allows enjoying the scenery and connects the outside with the house. On the main floor, a living room with French doors to the terrace, a marble fireplace.

Fully equipped kitchen with a Godin wood stove.

1 bedroom en suite with balcony and bathroom.

Below, a bedroom en suite with shower room, and various small annexes used as cellars, storerooms.

Spring water, with a basin, located in one of the cellars, a closed garden with several terraces, everything to enjoy an atypical situation and a magnificent setting.

The cliff which constitutes a natural wall, visible in all the rooms, constitutes an ideal temperature regulator (cool in summer and temperate in winter).

Terrace: 40 m²

The terrace distributes the main entrance, through the kitchen-dining room and the living room.

Stone barbecue Living room: 22.00 m²

French window on terrace, marble fireplace, solid parquet floor

Kitchen 23 m

Equipped and fitted, a French window on terrace, a window,

Bedroom 1 en suite: 18.50 m

solid parquet floor, French window on large balcony

Bathroom 5 m

Bathtub, washbasin, WC, 2 windows on 2 sides

Underneath

Bedroom 2 en suite : 12.15 m

a door window wood, electric heating

Bathroom 6.18 m ².

Cellar 16.73 m

Cellar with spring, basin

Enclosed garden of about 600 m² in several terraces.

A plot of land of about 30 $\ensuremath{\text{m}}^2$ in the street in front of the house.

The property is constituted of several plots of land located above the cliff for 11600 m² approximately.

Small paths in the immediate vicinity allow to enjoy the site and the panoramic views on the valley.

