



Ref : 9091CHG

Perigord Noir, property dating back to the 15th century set on 8 ha.

Area



Habitable : 700 m²



Usable : 755 m²



Land : 8 Ha

1 011 000 €

Property & Domain for sale Dordogne. Old farm dating back to the 15th and 17th century, entirely renovated, set on 8 ha, overlooking the valley of the Perigord Noir. Successful holiday business that has been running for a few years, only 30 minutes away from sarlat.

IN SUMMARY

Rooms : 10
Bedrooms : 6
Bathrooms : 11

Swimming pool : yes
Garage place : 6
Parking space : 6
Outbuildings : yes



Wood and Electric



Adsl

Advantages : Exceptional property, successfully run as a holiday home business | Ideal setting

SERVICES



1st Shops : 5 mn



All shops : 5 mn



Health : 30 mn



Elementary : 5 mn

Middle School : 5 mn

High school : 30 mn



40 mn



40 mn



40 mn

ENERGY INFORMATION

Consommation conventionnelle 221,00 kWh/m².an

Estimation des émissions 12,00 kg éqCO₂/m².an



Maisons & Chateaux

12 pl. A. de Solminihac - 46000 CAHORS

Tel +33 (0)5 65 35 63 32

contact@maisonsetchateaux.com

DESCRIPTION

Main house: 400 m² of net living space

Ground floor:

Entrance 10,5 m²

Kitchen 27,5 m²

Dinning room 23,5 m²

living room 60 m²

Bedroom with bathroom and toilet

Adjoining studio

Bedroom with bathroom and toilet

First floor:

5 bedrooms of which 3 with bathroom and shower rooms + wc

Gite 1 for 5 persons: 100 m²

Dovecote tower of 32 m² adjoining the main house with private access, converted into a studio

2 swimmings pools

A working bread oven

A parking area

A " pétanque" area with snack bar and barbecue

Gite 2 for 12 persons: 170 m²

Traditional Gypsy caravans converted into bed and breakfast accommodation, 15m² each.

Beautiful setting and peaceful environment on roughly 8 ha of meadows and woods, only a few minutes from a Town with all shops and amenities.

Are you interested ?



Marie

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