



Ref : 9597CCV

Beautiful manor house with possibility of bed and breakfast in a village

📍 Area **TOUFFAILLES**



Habitable : 180 m²



Usable : 270 m²



Land : 533 m²

248 000 €

Luxurious residence for sale Tarn et Garonne. Charming manor house entirely renovated in a village of Quercy Blanc in the north west of the Tarn et Garonne with the possibility of a commercial activity of bed and breakfast with a small garden of 533 m².

— IN SUMMARY

Rooms : 8
Bedrooms : 4
Bathrooms : 2

Swimming pool : no
Garage place : no
Parking space : 1
Outbuildings : no



Electricity



Adsl

Advantages : Commercial activity | Character house

— SERVICES



1st Shops : 3 mn



All shops : 3 mn



Health : 30 mn



Elementary : 3 mn

Middle School : 15 mn

High school : 30 mn



35 mn



35 mn



35 mn



75 mn

— ENERGY INFORMATION



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DESCRIPTION

Dwelling house :187 m².

Entrance by a covered bolet : 3,40 m².

Living room 46,00 m²

Open kitchen equipped and furnished.

Bedroom 1: 16.41 m² with fireplace and wooden floor.

Shower room : 3,42 m² : shower, washbasin, toilet.

Laundry room: 9.86 m²

Stairwell : 11.58 m² giving onto a solid wood staircase.

First floor:

Landing : 17.41 m² solid wood floors

Bedroom 2: 11.55 m² with fireplace and solid wood flooring

Toilets: 2.38 m².

Bedroom 3: 16.30 m² with fireplace

Bedroom 4: 20.42 m² solid wood flooring

Bedroom 5: 20.24 m² with fireplace and wooden floor.

Bathroom : 4,28 m² : basins and bathtub

The attic:

Sufficient height and suitable for conversion 45 m².

Cellar :

Cellar 1 :Fitted out as a billiard room and a small living room

Cellar 2 workshop with well and pumping system

Cellar 3: boiler room

Exteriors

Courtyard for parking

Small garden suitable for swimming pool

This property is not far from medieval and tourist villages.

The house has been tastefully renovated in a contemporary style embellished with noble materials.

All windows are PVC and double glazed with electric curtains, insulation in the attic and under floors. The heating system is emitted by a DAIKIN brand heat pump feeding steel radiators. A security system has been installed with an alarm.

Are you interested ?



Marie

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