



## Charmante demeure avec piscine composée de 2 bâtisses.



### Informazioni sull'Agente

Nome:	ArKadia
Nome della ditta:	
Nazione:	United Kingdom
Telefono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 283,555.01

### Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Mussidan
Cap:	24400
Publicato:	07/06/2024

### Descrizione:

Located in Mussidan near the city center, I invite you to come and discover this very beautiful set of two beautifully wooded houses. 1 hour from Bordeaux, 1/2 hour from Périgueux and Bergerac, train station and A 89 access a few minutes away.

The main house of 200 m2 neo-Basque style raised on basement / total floor consists of:

A spacious entrance, an independent, fitted and equipped kitchen opening onto a terrace, a living/dining room with fireplace, a laundry room, an office or bedroom.

Floor: Landing with a separate WC, 2 bedrooms, one with a bathroom and the other with a dressing room, an office or small bedroom.

Basement: A large bedroom with shower room, separate WC, 2 storage rooms, an office with direct access to the courtyard, a workshop/boiler room, a cellar, a garage.

Exterior: A magnificent 12 x 6 swimming pool, with poolhouse, barbecue, terrace.

Oil central heating, PVC double-glazed carpentry with rolling shutters, mains drainage

The second single storey house or professional premises of 106 m2 consists of:

An entrance, a kitchen, a bathroom, a separate toilet, other rooms that you can arrange according to your needs (home or other), a garage. Electric heating, mains drainage, all on enclosed grounds of approximately 2200 m2. Come and discover without further delay.

Costruito:	1940
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### Comune

Camere da letto:	4
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Bagni: 1  
Finito piedi quadrati: 200 mq  
Dimensione del lotto: 2200 mq

## Room details

Total rooms: 9  
Indoor Features: Fitted kitchen

## Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 124

## Building details

Parking: Si  
Outdoor Amenities: Pool

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/AGHX-T560399/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/AGHX-T560399/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 1317937

