



## Maison en pierre au cœur de la campagne



### 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:	EUR 299,000

### Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Pellegrue
Cap:	33790
Pubblicato:	12/09/2024

### Descrizione:

Located in Pellegrue (33790), this property combines rustic charm and practicality. Nestled in a peaceful countryside setting, this house benefits from a vast 5309 m<sup>2</sup> plot offering privacy and outdoor space. This commune, renowned for its calm and proximity to nature, also boasts essential amenities such as local shops and schools, ideal for serene family life. This character stone and rubble house features 3 bedrooms, 2 bathrooms, 2 toilets, a kitchen and a living room, offering a spacious and comfortable layout. An additional space on the first floor could be converted into a fourth bedroom, and an attic offers further potential for conversion. The house has a floor area of around 260 m<sup>2</sup> excluding the garage. Outside, a workshop, terrace, porch and wood shed complete this functional and charming residential complex. Contact me to find out more!

Costruito:	1792
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### Comune

Camere da letto:	3
Bagni:	2
Finito piedi quadrati:	160 mq
Dimensione del lotto:	5309 mq

### Room details

Total rooms:	4
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## Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 321

## Building details

Parking: Sì

Number of Garages: 1

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/AGHX-T554194/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/AGHX-T554194/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 1302445

