



Ancien Moulin rénové avec Gîte et Atelier



Agenten-Info

Name:	ArKadia
Name der Firma:	
Land:	Vereinigtes Königreich
Telefon:	
Sprachen:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Anzeigen-Details

Immobilie für:	Kaufen
Preis:	USD 524,818.86

Standort

Land:	Frankreich
Staat/Region/Provinz:	Nouvelle-Aquitaine
Stadt:	Virazeil
Postleitzahl:	47200
Veröffentlicht:	27.02.2026

Beschreibung:

In the heart of the Lot-et-Garonne countryside, in the sought-after village of Virazeil, come and discover this unique 2.4-hectare property, combining authenticity, peace and potential.

The Old Mill

Tastefully renovated, this 155 m² mill has retained all its original charm with exposed stone walls, wooden beams, and traditional terracotta tiles.

- Ground floor: a welcoming entrance hall, a bright living room with open-plan kitchen, an office that can also serve as a bedroom, a shower room, and a utility room.
 - First floor: a cosy lounge area and three bedrooms, including a spacious 27 m² one.
- Outside, a 26 m² covered terrace offers the perfect spot to enjoy sunny days in a bucolic setting.

The Independent Gîte

Set within a traditional Lot-et-Garonne farmhouse, the 92 m² gîte includes:

- Ground floor: a living room with open-plan kitchen, one bedroom, a shower room, and a pantry.
- First floor: an additional bedroom and a mezzanine that could serve as an office or relaxation space.

Bonus: the farmhouse still offers 290 m² of convertible space, providing the opportunity to create additional gîtes or guest rooms according to your project.



Outbuildings & Grounds

The property also features:

- a 144 m² workshop,
- a 48 m² carport,
- vast grounds, ideal for horses or an agricultural/tourism activity.

An Idyllic Setting

Tucked away in a peaceful environment, with no close neighbours or disturbances, this property is the perfect choice for:

- a character family home,
- a gîte or guesthouse project,
- or simply for nature lovers seeking wide open spaces.

A rare opportunity for those looking for authenticity, space, and potential in the heart of South-West France.

Contact me today to arrange a viewing!

Gebaut: 1900

Allgemein

Schlafzimmer: 6
Badezimmer: 2
Fertige m²: 247 m²
Grundstücksgröße: 24800 m²

Zimmerdetails

Zimmer insgesamt: 9
Innenausstattung: Fitted kitchen

Energieeffizienz

Energieverbrauch in kWh/(m²·a): 199

Mietbedingungen

Verfügbar ab:

Zusätzliche Informationen

URL der Website: http://www.arkadia.com/AGHX-T713030/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Kontaktinformation

IMLIX ID: 1611783



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