



## listing



### Information de l'agent

Nom:	ArKadia
Nom de compagnie:	
Pays:	Royaume-Uni
Téléphone:	
Langues:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 138,322.85

### Location

Pays:	France
État/Région/Province:	Nouvelle-Aquitaine
Ville:	La Peruse
Soumis:	26/08/2025

### Description:

Right in the heart of the village, this 5-bedroomed home is full of charm, light, and opportunity—ideal for a large family or a potential business venture with a touch of updating. From the moment you step through the front door, the warmth of original oak flooring and a striking staircase sets the tone. The bright and spacious living room invites relaxation, while the generous dining kitchen is perfect for entertaining. Off the hallway, you'll find a utility room with access to the garden, plus a convenient separate WC. The attached barn offers fantastic space for storage, a workshop, or garage use—adding even more versatility to the property. To the rear, a private, enclosed garden with fruit trees creates a peaceful escape. There's also a covered outdoor dining area and a beautiful stone outbuilding—once home to a large bread oven—just waiting to be transformed into a stunning summer kitchen or creative space. Upstairs, you'll find five bedrooms, a shower room, a bathroom, and access to the attic for future expansion (subject to necessary permissions). Access to a cellar is beneath the staircase. A rare chance to own a spacious, character-filled property in a fantastic village setting—with room to make it truly your own. The home benefits from mains drainage and town gas central heating for comfort and ease. Price including agency fees : 119 900 € Price excluding agency fees : 110 000 € Buyer commission, tax included: 9%

### Commun

Chambres:	5
Salle de bains:	2
Pied carré fini:	164 m <sup>2</sup>
Dimesions du lot:	541 m <sup>2</sup>



## **Building details**

Outdoor Amenities: Pool

## **Lease terms**

Date Available:

## **Information additionnelle**

Lien URL du site web: [http://www.arkadia.com/MLSM-T9592/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T9592/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: bvi80623

