



## listing



### 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 294,110.9

#### Posizione

Nazione: France  
Stato / Regione / Provincia: Nouvelle-Aquitaine  
Città: Saint-Sauveur  
Pubblicato: 18/04/2025  
Descrizione:

**EXCLUSIVE TO BEAUX VILLAGES IMMOBILIER!** We are delighted to present this bungalow, built in 2006. You are welcomed into a well-established, exotic, fenced garden through double gates onto the driveway for 2/3 cars. The property is well laid out with the living and entertaining space on one side and the bedrooms on the other. Through the entrance hall, you are drawn to the open plan living/dining space with kitchen with open counter to the dining space. There are 3 separate sets of double glazed windows and two sets of double doors, one to the front and one to the rear of the property. A separate hall leads to the 3 double bedrooms, one to the front and two to the rear, the bathroom with bath and separate shower, and WC. The property has been decorated to represent an older, more authentic property, with antique terracotta style floor tiles, and stone fireplace with wood burning stove. Everywhere you look is like a emporium of magnificent furniture and chandeliers. However, peel all that back, you will find the creature comforts of a more modern property, with double glazed windows, electric radiators in each room, modern electrics etc. The garden wraps around the property and you have mains water, as well as Dordogne river water for your use. The property is ideally located for Bergerac and all that it offers, including its international airport which is just 12kms away. Contact us now for more information and to arrange you visit. Price including agency fees : 256.800 € Price excluding agency fees : 240.000 € Buyer commission included: 7%

#### Comune

Camere da letto: 3  
Bagni: 1  
Finito piedi quadrati: 111 mq



# IMLIX

**Mercato Immobiliare IMLIX**

<https://www.imlix.com/it/>

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Dimensione del lotto: 2426 mq

## Building details

Outdoor Amenities: Pool

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/MLSM-T7037/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T7037/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: bvi74112

