



## 2 Bedrooms - House - Aquitaine - For Sale - 11712-EY



### Agent Info

Naam:	Cathy Dursapt
Bedrijfsnaam:	Agence Eleonor Sarl
Mistlampen:	France
Experience since:	2007
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefoon:	+33 (553) 278-345
Languages:	French
Website:	<a href="https://www.agence-eleonor.fr">https://www.agence-eleonor.fr</a>

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 447,240.11

### Locatie

Aanbevolen Auto Onderdelen:	France
Postcode:	24500
Geplaatst:	09-04-2025
Omschrijving:	

Rare! This Douglas fir timber-framed house is located in the heart of a charming 17,000m<sup>2</sup> wooded park, 10 minutes from the Bastide of Eymet, with all shops and amenities. This high-end house, combining charm and modern comfort, features two bedrooms, a fully equipped kitchen opening onto a large, bright living room, a shower room, a toilet, a pantry, and a mezzanine for the interior. Outside, there are two terraces, one of which is covered, and a carport. All building materials are of superior quality (oak veneered parquet, custom-made fresne staircase, custom-made interior doors in chestnut, custom-made fresne wood staircase, treated Douglas fir exterior cladding. The house benefits from optimal insulation: wood wool in the roof and walls, double-glazed aluminum windows. Heating by reversible air conditioning, individual sanitation and electricity in accordance with regulations. The current building permit authorizes the additional construction of two wooden chalets of 25 m<sup>2</sup> each and a 48 m<sup>2</sup> garage.

### Algemeen

Slaapkamers:	2
Afgewerkte vierkante meter:	110 m <sup>2</sup>
Lot Afmeting:	17000 m <sup>2</sup>

### Room details

Total rooms:	3
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# IMLIX

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## Utility details

Heating: Ja

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.788.904

