



## EXCLUSIVE Beautiful family property with independent living space, terraces and a 1,380 m<sup>2</sup> plot in Coursac



### Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 381,383.63

### Locatie

Aanbevolen Auto Onderdelen:	France
Staat/Regio/Pronvincie:	Nouvelle-Aquitaine
Plaats:	Coursac
Postcode:	24430
Geplaatst:	20-04-2026

### Omschrijving:

Located in the commune of Coursac, in a quiet and pleasant setting, this semi-buried house of 171 m<sup>2</sup> is offered exclusively. It provides an ideal living environment on a wooded plot of 1,370 m<sup>2</sup> with a gentle slope, enhanced by several terraces and a balcony, allowing you to fully enjoy the outdoors. With single-level access, the house offers a bright living space consisting of a lounge, a dining room, and a fully fitted kitchen equipped with an induction hob, oven, microwave, and dishwasher. The sleeping area comprises four bedrooms, one of which has access to the balcony, as well as a bathroom with WC. The property benefits from good insulation, PVC double-glazed windows with electric roller shutters, and ceramic electric heating with brick storage, ensuring optimal comfort throughout the year. The fully converted basement is a real asset, offering an independent living area comprising a bedroom, a kitchen open to a lounge and dining area with direct access to a terrace, a fully renovated shower room, and a second bathroom fitted with a double washbasin unit. A utility room and a large garage of approximately 40 m<sup>2</sup> complete this level. The garage door is not motorised, although the motor is provided. The roof is in excellent condition and the property is connected to mains drainage. This spacious property, offering multiple possibilities, would be ideal for a large family or for a self-contained living arrangement or rental project.

Conditie:	Excellent
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### Algemeen



Slaapkamers: 5  
Badkamers: 1  
Afgewerkte vierkante meter: 171 m<sup>2</sup>  
Lot Afmeting: 1370 m<sup>2</sup>

### Room details

Total rooms: 7  
Indoor Features: Fitted kitchen

### Utility details

Heating Fuel: Electric

### Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 146

### Building details

Parking: Ja  
Number of Garages: 1  
Aantal verdiepingen: 1

### Lease terms

Date Available:

### Additionele informatie

Website URL: [http://www.arkadia.com/TXNV-T30959/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/TXNV-T30959/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### Contact information

IMLIX ID: DE3427A8685A4491

