



listing



Agent Info

Name: ArKadia
 Company Name:
 Country: United Kingdom
 Phone:
 Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
 Price: USD 366,861.28

Location

Country: France
 State/Region/Province: Nouvelle-Aquitaine
 City: Salles-Lavalette
 Posted: Feb 02, 2026

Description:

Tucked away in the peaceful countryside of Salles-Lavalette, this beautifully furnished four-bedroom home offers the perfect rural escape. Blending rustic charm with modern comforts, the property features six inviting rooms, including a cosy living room with a traditional fireplace—ideal for relaxed evenings with family or friends. Double glazing and reliable internet ensure year-round comfort and connectivity. The ground floor section benefits from independent access through the garden, offering excellent potential as a self-contained guest suite or income-generating rental unit (possible gite - subject to necessary permissions). Step outside to enjoy the well-appointed outdoor spaces. A private swimming pool invites leisurely afternoons under the sun, while a built-in barbecue is perfect for entertaining. The fully fenced garden provides privacy and security, making it ideal for families and pet owners alike. Additional highlights include a carport, outdoor lighting that enhances the ambiance, and a charming, fully equipped kitchen. A private well on the property adds further convenience. For those looking to expand, the generous-size barn offers a blank canvas—ideal for creating additional living space or a holiday rental, subject to renovation and permissions. This is a rare opportunity to experience the best of French country living—where timeless architecture meets modern functionality, all set in a tranquil and picturesque location, get in touch to visit. Price including agency fees : 318.000€ Price excluding agency fees : 300.000€ Buyer commission, tax included: 6%

Common

Bedrooms: 4
 Bathrooms: 2
 Finished sq. ft.: 146 sq m



Lot Size: 4530 sq m

Building details

Outdoor Amenities: Pool

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/MLSM-T10319/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: bvi81901

