



## listing



### Emlakçı Bilgisi

İsim:	ArKadia
Şirket Adı:	
Ülke:	United Kingdom
Telefon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### İlan Detayları

İçin mülk:	Satılık
Fiyat:	USD 892,695.78

### Konum

Ülke:	France
Eyalet/Bölge/ Şehir:	Nouvelle-Aquitaine
Şehir/İlçe:	Nontron
Yayınlandı:	16.04.2025

### Açıklama:

The villages of Nontron and Augignac are located in the heart of the Nontronnais region between forests, meadows and ponds. And it is here that this property is hidden from view and yet close to the networks. You enter a bucolic setting of 2 hectares of nature and leisure that invites you to relax at the edge of the pond after having enjoyed the comfortable size of the swimming pool and the restaurant. The wooded grounds offer -a mini golf course, - a tennis court, - a sports hall. The complex built around the pool offers - a fully renovated house of 145m2, - five small gîtes for two persons of 35m2, - a mobile home of 20m2 - a large, modern, bright gîte with beautiful living spaces (110m2 with two bedrooms) - and a restaurant with terrace located in the heart of the Périgord Vert. Three accesses allow to reach the property and to join the bakery of the village, or the walks of the Dordogne. The gîtes are sold equipped and furnished for a quick start of tourist reception. The shower rooms and toilets have been renovated. The large gite has been redesigned and offers a nice open space on a terrace. The main house has been completely redone and offers beautiful and luminous living spaces with a great thermal comfort. The whole is accessible to people with reduced mobility. This set has a strong commercial potential immediately exploitable with the equipment in place and in an attractive region by its natural and historical environment. Price including agency fees : 773.800 € Price excluding agency fees : 730.000 € Buyer commission included: 6 %

### Genel Bilgiler

Yatak odası:	10
Banyo:	8
Bitmiş metrekare:	430 m2
Arazi Büyüklüğü:	23749 m2



# IMLIX

**IMLIX Gayrimenkul Pazarı**

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

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## Building details

Outdoor Amenities:

Pool

## Lease terms

Date Available:

## Ek Bilgiler

Web Sitesi URL'si:

[http://www.arkadia.com/MLSM-T1665/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T1665/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID:

bvi61847

