



Ref : 8463MAP

Old farmhouse renovated in Black Perigord

Area **thonac**



Habitable : 325 m²



Usable : 100 m²



Land : 2,9 Ha

696 800 €

Farmhouse & Mas for sale Dordogne. Nice renovated property from the 18th century, composed of a main house of 160 m², two independent holiday houses of 90 and 75 m², small lake, tennis court and river with trout, set on flat land of 2.85ha. Close to a sumptuous castle and all shops.

IN SUMMARY

Rooms : 12
Bedrooms : 8
Bathrooms : 6

Swimming pool : no
Garage place : 2
Parking space : 8
Outbuildings : yes



Geothermal



Adsl

Advantages : High standard location | High standard location

SERVICES



1st Shops : 2 mn



All shops : 10 mn



Health : 25 mn



Elementary : 2 mn

Middle School : 12 mn

High school : 25 mn



15 mn



15 mn



30 mn



30 mn

ENERGY INFORMATION

Consommation conventionnelle 329,00 kWhép/m².an

Estimation des émissions 14,00 kg éqCO2/m².an



Maisons & Chateaux

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DESCRIPTION

Main house: 160m²

Entrance via a covered terrace of 40m²

Dining / Living room of 40m²

Fitted kitchen : 18m² - Laundry room: 6,50m²

Mezzanine with office corner: 18m²

Hallway 8m²

Bedroom 1: 18m² with bathroom and toilet 4m² - dressing room: 3,90m²

Bedroom 2: 19,50m² with bathroom and toilet 4m²

Bedroom3: 18m² with bathroom 5m² - toilet :2,20m²

Holiday let 1: 90m² 3 bedrooms, open hearth fireplace, open plan kitchen

Holiday let 2: 75 m² 2 bedrooms, open plan kitchen, bread oven.

Anti-break-in windows

Geothermal heating system

Small lake fed by river and private beach

Garage

Wood shed

Petanque area

Are you interested ?



Marie

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