



Ref : 9585MDB

Renovated watermill with landscaped grounds, close to all services.

Area **Gourdon**



Habitable : 133 m²



Usable : 323 m²



Land : 3 180 m²

291 000 €

Mill for sale Lot. Renovated old mill offering 133 m² of net living space with four bedrooms, four shower room, fitted kitchen, living room, small veranda with terrace, attic that could be converted and on the ground level a cellar, a workshop and a garage set on landscaped grounds with trees of 3180 m².

IN SUMMARY

Rooms : 5
Bedrooms : 2
Bathrooms : 4

Swimming pool : no
Garage place : 2
Parking space : nc
Outbuildings : no



Gas



Adsl

Advantages : Peaceful | Bright

SERVICES



1st Shops : 3 mn



All shops : 3 mn



Health : 3 mn



Elementary : 3 mn

Middle School : 3 mn

High school : 3 mn



5 mn



15 mn



40 mn

ENERGY INFORMATION

Consommation conventionnelle 0,00 kWhép/m².an
Pas de données

Estimation des émissions 0,00 kg éqCO₂/m².an
Pas de données

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DESCRIPTION

Watermill

Ground level

Garage : 58.00 m², cement floor, Viessmann Vitodens 333 gas boiler, access to The East and West park.

Cellar : 27.00 m², earth floor.

Workshop: 30.00 m², cement floor

Summer kitchen with laundry area : 5.00 m²

Shower cabin and toilet : 2.00 m², tiled floor.

1st floor, access via outdoor stone steps known locally as a "Bolet"

Entrance: 10.50 m², oak wood parquet floor, access to the attic and ground level.

Dining/Living room : 40.00 m², oak wood parquet floor, large fireplace, access to the veranda.

Kitchen: 10.00 m², equipped and fitted, gas cooking range, cupboards, oak wood parquet floor.

Veranda : 7.15 m², tiled floor, large single glazing fixed window panels, access to the East terrace of 9.5 m², reconstructed stone floor.

Corridor : 11.25 m², light walnut parquet floor, access to a covered gallery with separate shower and toilet.

Toilet with hand-wash : 1.60 m²

Bedroom 1 : 14.00 m², light walnut parquet floor with old fireplace.

Bathroom : 3.00 m², washbasin and mirror unit, shower cabin, electric towel-drying radiator, tiled floor.

Bedroom 2 : 24.50 m², oak wood parquet floor, fireplace with insert.

Bathroom : 3.50 m², shower cabin, washbasin and mirror unit, air extractor

Old doors between each room.

Attic that could be converted : approximately 75.00 m².

Mains drainage system

Peaceful, light and comfortable

Nice landscaped grounds with trees of 3180 m², lined with a stream.

Are you interested ?



Marie

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