|  |
| --- |
| PROPERTY FOR SALE  MONTIGNAC AREA |

|  |  |  |
| --- | --- | --- |
| Ref: MP112990 |  | Price: 749.000 € |

Very nice bourgeois house completely renovated in 2014 offering beautiful volumes and bright rooms. It offers 7 bedrooms, a large living room with fireplace, a spacious kitchen, a veranda. This building is built on a cellar of 110 m². Large recent pool in a beautifully wooded park giving access to a nice pool and a small stream.

|  |  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| | Characteristics: | | | | --- | --- | --- | |  | | | | * Type: House / Character property * Style: Stone * Pool * Joint ownership: Detached | * Condition: Very good * Usable area: 240 m² * Land surf. area: 3.757 m² * Living space: 42 m² * Hamlet * Orientation: East West | * 7 bedrooms * 5 bathrooms * 1 study(ies) * 12 rooms * 2 garages * 2 parkings * Heating type: Gas | |

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| | Additional Information: | | | --- | --- | |  | | | Property location:   * Village   Ground floor:   * Office * Utility room * Kitchen * Entrance lobby * Lounge * WC   1st floor:   * 3 Bedrooms * Dressing Room * 2 Shower rooms * Bathroom * Terrace * WC   2nd floor:   * 4 Bedrooms * 2 Shower room * WC   Energy report:   * Calculation: COMFIE-DPE | Energy report (continued):   * Calculation: DEL6-DPE   Heating:   * Gas central heating   Other equipment:   * Double Glazing * Mains drainage   Electrical equipment:   * Entryphone * Electric Gate   Services:   * Nearest airport : * Nearest motorway : * Nearest shops : * Outbuildings * School * Railway Station * Hospital * Broadband   Land:   * Swimming Pool   Roof:   * Roof Slates | |

|  |  |  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| | Photos: | | | --- | --- | |  | | |  |  | |  |  | |  |  | |

|  |  |  |  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- | --- | --- | --- |
| | Energy Consumption: | | | --- | --- | |  | | | «graphe\_consommation\_energetique\_bien\_100» |  | | **«consommation\_energetique\_bien»** |  | | **Classe DPE - «classe\_energetique\_bien»** |  | |