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| https://gildc.activimmo.ovh/mesimages/logo117gildc.jpg | **AGENCE DU PERIGORD**  1, Voie de la Vallée SAINT-CYPRIEN  05 53 28 96 75 - agenceduperigord@gmail.com |

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| Superb village house with patio. Lots of character, beautiful finishes. For those who like it! | |
| Situé à MONTIGNAC  Prix: 349,800 €  Réf. : MP113518 | https://gildc.activimmo.ovh/pic/420x280/06gildc6499297p3762d6b91f7ffee.jpg |

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| |  | | --- | | Descriptif | | In the heart of the historic centre of MONTIGNAC-LASCAUX, this superb atypical house of about 175 m² living space has a lot of character. It has all the architectural elements of the Périgord (stone sink, inglenook fireplace, adobe floor, etc.). All the volumes are comfortable and bright for a town house. It offers a large living room with open kitchen, a large office, 3 bedrooms with bathroom/shower room...Very rare in the centre, a nice patio with a small pool. The icing on the cake: a rented, independent flat of 80 m² (no nuisance for the main house) ensuring a rental income. Easy parking or possibility of a garage nearby. Unique!!! | |

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| |  |  |  | | --- | --- | --- | | Caractéristiques principales | | | | Type: House / Character property Piscine 1 | Etat: Very good Surf. habitable: 175 m² Terrain: 173 m² Séjour: 59 m² Terrasse: 50 m² Hamlet | 3 Chambres 3 Salles de bain 6 Pièces 1 Bureau Chauffage: City Gas | |

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| |  |  | | --- | --- | | Détails complémentaires | | | GROUND FLOOR:  - Utility Room   - Office   - Boiler room   - Corridor   - Open plan living area   - WC   1ST FLOOR:  - 3 Bedrooms   - Landing   - WC   ENERGY REPORT:  -   HEATING:  - Gas central heating | OTHER EQUIPMENT:  - Double Glazing   - Mains drainage   SERVICES:  - Nearest airport :   - Nearest motorway :   - Nearest shops :   - School   - Railway Station   - Hospital   - Broadband   LAND:  - Swimming Pool   WEB OPTIONS:  - Scrolling | |

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| |  |  | | --- | --- | | Photos | | | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p3963736ee8c99f8.jpg | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p3362d6b93073da7.jpg | | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p3623a04ef2530d.jpg | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p4623a04eccf87c.jpg | | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p9623a04f8e3c0c.jpg | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p6623a04e742045.jpg | | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p34623a05be86a12.jpg | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p12623a050a4278d.jpg | | https://gildc.activimmo.ovh/pic/255x170/06gildc6499297p8623a050bc504a.jpg | https://qrcode.kaywa.com/img.php?s=3&d=https%3A%2F%2Fwww.agence-du-perigord.com%2Findex.php%3Faction%3Ddetail%26nbien%3D6499297%26clangue%3Den | |