



## Habitable French Farmhouse to Develop,

46250, Cazals, Lot, Occitanie

€250,000

Ref: L3996

\* For Sale \* 2 Beds \* 1 Bath

Superb example of traditional stone Farmhouse with spacious outbuildings and land; habitable but requiring further internal renovation.



## Property Description

In a peaceful rural edge of hamlet location, Cazals region

### Summary

Superb example of traditional stone Farmhouse with spacious outbuildings and land; habitable but requiring further internal renovation.

### Full Description

Habitable floor area of about 57m<sup>2</sup>

Outside stone steps to main floor :

Living room/kitchen - (35m<sup>2</sup>) with fireplace ; Separate WC ; Shower room - (3m<sup>2</sup>) ; Bedroom 1 - (9,50m<sup>2</sup>) ; Bedroom 2 - (9,50m<sup>2</sup>) with cupboard.

Attic - (50m<sup>2</sup>)

Cellar in 3 parts - 18m<sup>2</sup>, 19m<sup>2</sup>, 20m<sup>2</sup>.

No heating system

### Outside

Stone-built Barn - (105m<sup>2</sup>)

Open-sided barn - (70m<sup>2</sup>)

Old stone piggery - (52m<sup>2</sup>) divides in 4 parts

About 5200 m<sup>2</sup>.



