



Pretty farmhouse, numerous outbuildings: all on a 2ha plot with lovely views over the countryside.,

46800, Lot, Occitanie

* Available * 3 Beds * 2 Baths

In a quiet hamlet, property complex consisting of a restored house of around 175m² with 3 bedrooms, and a house to restore of around 104m², a barn of 47m² and a garage, all on around 7,600m² of land with 2 swimming pool salt a

€556,500

Ref: 123657

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French Entrée 

Property Description

Restored house:

About 175m² living space:

On the ground floor: an entrance of 21m²

An 18m² kitchen opens onto a 50m² south-facing terrace

A 26m² dining room

A 25m² living room with wood stove

The dining room and living room overlook the terrace.

Upstairs :

A clearance of 4.6m²

A 24m² bedroom

A 28m² bedroom with shower room and wc.

In the basement :

A 2m² hallway

A room of 16m²

A 10m² bathroom with utility room.

House to restore:

About 104m² living space:

Entrance through a boletus.

An entrance of 7,5m² serving:

A 20m² kitchen with fireplace

A 19m² living room

A 23m² bedroom

A 12m² bedroom

A 4m² hallway

A 3m² bathroom

A wc of 1m²

A 14m² bedroom

in the basement: two cellars and a garage.

In the attic: an attic of 77m² which could be converted For the restored house: Water, electricity, wooden double glazing, heating with heat pump, wood stove and electric heaters, septic tank

For the house to restore: Water, electricity, no heating (fireplace), single glazing (and two double glazed windows), a septic tank. A 6x5m salt treatment pool and another 10x5m salt pool (from 2005), a 47m² barn, a 14m² garage and a 10m² room The restored house is in very good condition, good quality of restoration, for the second house the roof is redone: the interior is to be renovated. 7 600m² of land with prettyview on a countryside



