



Stone house,

46700, Duravel, Lot, Occitanie

€349,000

Ref: 4600416750

* Available * 4 Beds * 4 Baths

TRUE FAVORITE FOR THIS SUPERB HOUSE OF 200 M² IN STONE PERFECTLY RESTORED WITH GARDEN, ON A TOTAL SURFACE OF 360M². LOCATION IN THE HEART OF A TOURIST VILLAGE WITH ALL SHOPS (46700). House of 200

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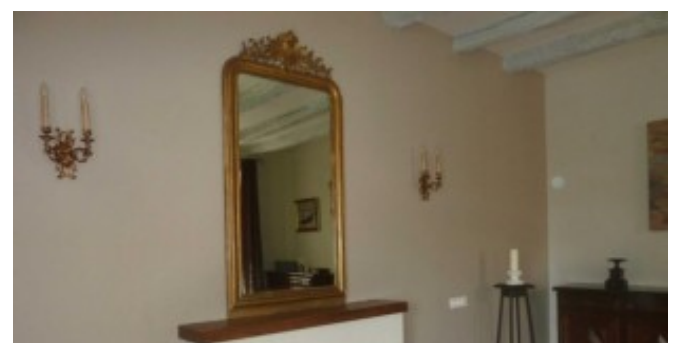
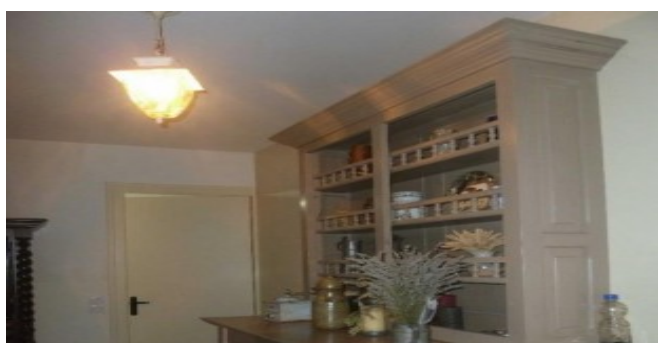
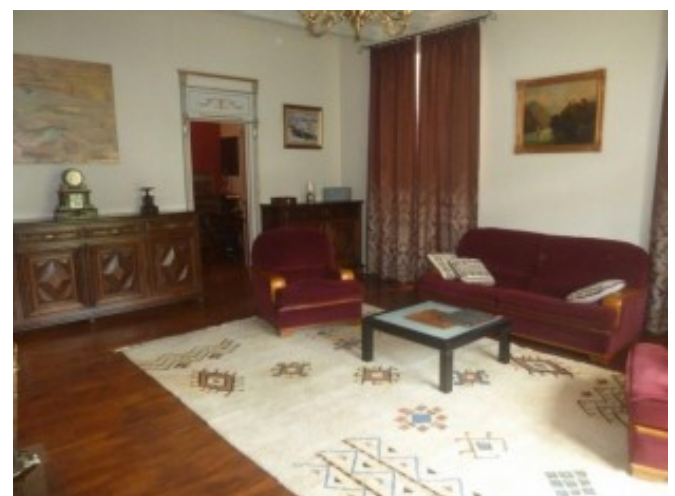
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Property Description

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House of 200 m²: living room, kitchen, office, 4 bedrooms, a bathroom, a shower room, 2 toilets, pantry / laundry room, boiler room in garage of 80 m² suitable for conversion. 2 interior stairs. Garden with covered terrace and barbecue. Possibility of lodging. Garden level: A kitchen of 29.46 m², fully equipped, high and low furniture, tiled floor, exposed beams. Cellar / laundry room of 7,64 m², washing machine connection, tiled floor A living room of 30.48 m² with fireplace and insert, wooden floor, exposed beams. A WC of 2.10 m² with connection for washbasin. An office of 21.07 m², parquet floor, exposed beams Floor 2 interior wooden stairs leading upstairs A landing / corridor of 15 m² with cupboards, parquet floor and exposed beams. A 21.96 m² bedroom, fireplace, parquet floor, exposed beams with balcony. A bedroom of 14.27 m², fireplace, parquet floor, exposed beams. One bedroom of 22.27 m², fireplace, parquet floor, exposed beams One bedroom of 10.70 m², fireplace, tiled floor A bathroom, walk-in shower, washbasin on cabinet, WC of 5 m², tiled floor . A bathroom in the course of finishing of 7.27 m² (in view of the parental suite) Very pretty garden with covered terrace, tiled with barbecue Garage boiler room of 80 m², concrete floor + convertible room

NEW CENTRAL HEATING WITH CONDENSING FUEL WITH PRODUCTION OF HOT WATER - DOUBLE-WINDOWS ALU - CHIMNEY + INSERT - EVERYTHING IN THE SEWER. A MUST SEE



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