



## Stone house with second house and 3 barns for renovation,

33580, Monségur, Gironde, Nouvelle-Aquitaine

\* Available \* 2 Beds \* 1 Bath

Stone house with second house and 3 barns for renovation

# €195,000

Ref: BVI64241

## Property Description

Set in beautiful countryside but only a few minutes from the active town of Monsi<sup>g</sup>, is this lovely authentic stone farmhouse and outbuildings.

Needing some modernisation, the main house currently has an open kitchen/dining room, large living room with mezzanine, 1 large bedroom with dressing room and plenty of space for an ensuite, and a family bathroom.

There is a further stone house in need of renovation to offer kitchen/dining, living, 2 bedrooms and 2 bathrooms.

In addition, there is a fabulous double storey stone barn, a smaller stone barn with double height and with animal stalls, and a 100m<sup>2</sup> s<sup>h</sup>o<sup>i</sup>r!

There are two drive accesses to the property and the layout would lend itself well to renovation for 1, 2 or 3 gites!

Price including agency fees : 195.000 €

Price excluding agency fees : 180.556 €

Buyer commission included: 8 %

