



## A versatile stone house with 7 bedrooms in a secluded garden.,

47800, Moustier, Lot-Et-Garonne, Nouvelle-Aquitaine

\* Available \* 7 Beds \* 7 Baths

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# €560,000

Ref: BVI66026

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**French Entrée** 



## Property Description

A spacious and versatile stone house which is situated in a convenient location within a secluded plot of just over 1 hectare. The summary of accommodation comprises: Open plan living/dining room; 72 m<sup>2</sup> with fire place incorporating a wood burning stove and stairs leading up to a mezzanine living room of 44 m<sup>2</sup>. The kitchen/breakfast room is 36 m<sup>2</sup>, laundry/boiler room, utility room, Ground floor bedroom with en-suite shower room and to the other side of the house are 2 further ground floor bedrooms both with en-suite shower rooms off of another living/dining room with fireplace incorporating a wood burning stove. There was originally a kitchenette in the corner of this room and it would be possible if required to reinstate this accommodation back into a separately accessed 2 bedroom annex. There are 4 further bedrooms all with en-suites on the first floor with an attic play room with restricted head height. Outside the property is approached through double wrought iron gates with ample parking for several vehicles. Swimming pool with roman steps. The gardens are well screened with numerous trees and shrubs with views of surrounding countryside.

Location and amenities: There are local shops including a boulangerie, Pharmacie, Tabac, post office, Butcherie and a bar within cycling distance in the near by village of Allemans-du-Dropt. The property is within 15 minutes of a number of lively towns and villages.

