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## Countryside house for sale near Lunas in the Dordogne

**Lunas** , **Dordogne** , **Nouvelle Aquitaine**



**€254,400**

**inc. of agency fees**

**6.33 ha**

Old farm to rehabilitate,  
comprising a dwelling with an  
adjoining garage and a cellar, as  
well as a detached outbuilding  
on approximately...

### At a Glance

**Reference** MFH-AES11062-BGC

**Near to** Lunas

**Price** €254,400

**Land** 6.33 ha

**Pool** No

**Land Tax** N/A

### Property Description

Old farm to rehabilitate, comprising a dwelling with an adjoining garage and a cellar, as well as a detached outbuilding on approximately 6 hectares of land. Bucolic environment at the end of a path between two villages 15 minutes north of Bergerac, 1 hour 15 minutes from Bordeaux, on more than 6 hectares of woods and meadows, with a well, old house with outbuildings to be completely restored. Electricity and town water on the land.

## Summary

Property type: Countryside house  
Price €254,400

## Key Information

Land Area: 6.33 ha

## Location: Nouvelle Aquitaine





## Gallery





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We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days cooling off period has expired. It takes an average of three months to buy a property in France.

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my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

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**S. and L. BROWN**



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