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House for sale near Lougratte in Lot-et-Garonne

Lougratte , Lot-et-Garonne , Nouvelle Aquitaine



€299,600

inc. of agency fees

5 Beds 2 Baths 215 sqm 0.54 ha

On the outskirts of Lougratte village, old stone house offering 215m2 living space with 5 bedrooms, 2 bathrooms, 3 toilets, living-room,...

At a Glance

Reference MFH-AES11055-VI

Bed 5

Land 0.54 ha

Near to Lougratte

Bath 2

Pool No

Price €299,600

Hab.Space 215 sqm

Land Tax N/A

Property Description

On the outskirts of Lougratte village, old stone house offering 215m² living space with 5 bedrooms, 2 bathrooms, 3 toilets, living-room, dining-room, lounge and kitchen. Various outbuildings (for a total of 169m²) on approximately 1.35 acre of land with a well, fruit trees etc. and views on the lake (free access to the lake and its free activities). House roof redone between 2004 and 2010 and insulated (Energy efficiency report in C). Heat pump central heating + open fireplace, double glazing, septic tank inspected in February 2023 (no defaults). A must see !

Summary

Property type:	House
Bedrooms:	5
Bathrooms	2
Price	€299,600

Key Information

Internal Area:	215 sqm
Land Area:	0.54 ha
Floor:	1

Property Features:

- Central Heating

Location: Nouvelle Aquitaine



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

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S. and L. BROWN



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