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## Farmhouse for sale near Monflanquin in Lot-et-Garonne

Monflanquin , Lot-et-Garonne , Nouvelle Aquitaine



# €477,000

inc. of agency fees

4 Beds 2 Baths 145 sqm 20.58 ha

Beautiful property on over 50 acres of meadows and woodland. Composed of a 4 bedroom main house, a barn, a tobacco barn and other...

### At a Glance

<b>Reference</b>	MFH-AES11440-VI	<b>Near to</b>	Monflanquin	<b>Price</b>	€477,000
<b>Bed</b>	4	<b>Bath</b>	2	<b>Hab.Space</b>	145 sqm
<b>Land</b>	20.58 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Beautiful property on over 50 acres of meadows and woodland. Composed of a 4 bedroom main house, a barn, a tobacco barn and other outbuildings. A lovely farmhouse composed of a kitchen (in need of remodelling)a large exposed stone living room (34m<sup>2</sup>) with its woodburner and 2 bedrooms on the ground floor with a bathroom. On the first floor, a bedroom and a shower room. The 4th bedroom is located in the pigeonier. Comfortable house (renovated in 2019) but has kept a touch of the old style. in the countryside without any form of disturbance whilst being only 10km from the bastide towns of Villereal and Monflanquin (with all amenities;restaurants, boulangeries, schools...) ideal for a large family or equestrian property. A must see !

## Summary

Property type:	Farmhouse
Bedrooms:	4
Bathrooms	2
Price	€477,000

## Key Information

Internal Area:	145 sqm
Land Area:	20.58 ha
Floor:	2

### Property Features:

- Offroad Parking:  
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## Location: Nouvelle Aquitaine



# Gallery











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**S. and L. BROWN**



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