

[Click to view MFH-AES11481-MO](#)

House for sale near Bias in Lot-et-Garonne

Bias , Lot-et-Garonne , Nouvelle Aquitaine



€418,000

inc. of agency fees

5 Beds 3 Baths 195 sqm 0.72 ha

We invite you to take look at this magnificent property, located close to all amenities yet enjoying the peace and quiet of the countryside. This...

At a Glance

Reference	MFH-AES11481-MO	Near to	Bias	Price	€418,000
Bed	5	Bath	3	Hab.Space	195 sqm
Land	0.72 ha	Pool	No	Land Tax	N/A

Property Description

We invite you to take look at this magnificent property, located close to all amenities yet enjoying the peace and quiet of the countryside. This detached house includes several outbuildings, including a studio flat. The main house comprises, on the ground floor, an entrance hall leading to a large, bright living room (lounge/dining room), a kitchen with utility room, a conservatory, a study, a bedroom, a shower room and a separate toilet. Upstairs, there are three large bedrooms and a bathroom with WC. The studio has its own shower room. Two workshops, a large garage, a terrace and a petanque area complete this property, set in 7,152 m² of land.

Summary

Property type:	House
Bedrooms:	5
Bathrooms	3
Price	€418,000

Key Information

Internal Area:	195 sqm
Land Area:	0.72 ha
Floor:	1

Property Features:

- Terrace

Location: Nouvelle Aquitaine



Gallery





As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

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.

Contact us on:

0845 123 5885 (UK only local rate) / +44 (0) 113 216 4066,

or email us at bonjour@my-french-house.com.

To see more great properties like this one, visit our daily updated website at www.my-french-house.com.

Buying French Property Just Got Easier...

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 calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our [buying guide](#), our [french mortgage](#) and [euro currency exchange](#) pages.

Testimonials

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.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN



Disclaimer: All properties and services on our website are based on information supplied by our agents, private individuals and other third parties. They are believed to be correct when entered into our systems and at the date this page is printed. Copyright ©2004-2025 my-french-house.com All Rights Reserved