Click to view MFH-AES11768-VI

# Countryside house for sale near Serignac Peboudou in Lot-et-Garonne

Serignac Peboudou, Lot-et-Garonne, Nouvelle Aquitaine



€259,700

inc. of agency fees

**3** Beds **2** Baths **120** sqm **2.21** ha

This pretty farmhouse-style property, typical of the area (exposed stone and beams, half-timbering, etc.), is located between the...

#### At a Glance

**Reference** MFH-AES11768-VI

Bed 3

**Land** 2.21 ha

Near to Serignac

Peboudou

Bath 2

Pool No

**Price** €259,700

Hab.Space 120 sqm

Land Tax N/A

This pretty farmhouse-style property, typical of the area (exposed stone and beams, half-timbering, etc.), is located between the fortified town of Castillonnes (all amenities) and the charming village of Lauzun. The house comprises a kitchen, dining area, veranda, toilet, living room with wood-burning stove, two bedrooms and a shower room on the ground floor, and a bedroom and shower room upstairs. it is secluded in the luscious countryside, with no neighbors or any disturbance on over 5 acres of land consisting of meadows and woods. Some work is required (septic tank, electrical connection), but the property is habitable and comfortable as is. Designed for self-sufficiency, inexpensive and "off the grid" living (water and wood on site, vegetable garden, etc.). A unique property to discover exclusively with!

**Summary** 

Property type: Countryside house

Bedrooms: 3

Bathrooms 2

Price €259,700

**Key Information** 

Internal Area: 120 sqm

Land Area: 2.21 ha

Floor: 1

Property Features:

Offroad Parking:

3

**Location: Nouvelle Aquitaine** 



# Gallery



























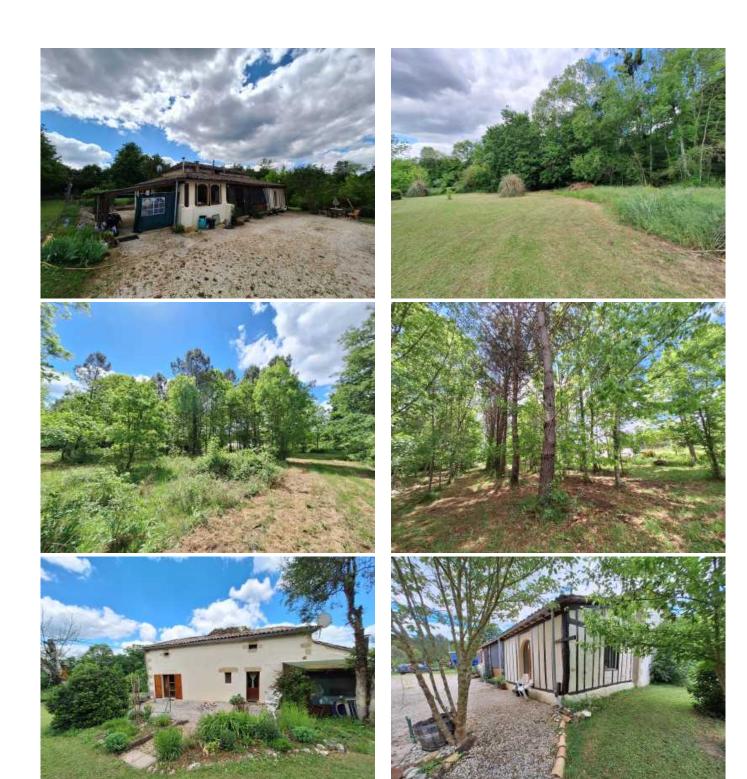














Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

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 ours 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