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4 bedroom Countryside House for sale in St Cyprien

St Cyprien , Dordogne , Nouvelle Aquitaine



€296,800

inc. of agency fees

4 Beds 77 sqm 0.06 ha

Let yourself be seduced by this old house full of authenticity, of around 95m2, in the heart of a small green setting. A rare...

At a Glance

Reference MFH-GLFAP2817

Bed 4

Land 0.06 ha

Near to St Cyprien

Pool No

Price €296,800

Hab.Space 77 sqm

Land Tax N/A

Property Description

Let yourself be seduced by this old house full of authenticity, of around 95m², in the heart of a small green setting. A rare place where time seems to stand still, just a few minutes from all amenities.

There is a separate outbuilding with one bedroom and a shower room, ideal for entertaining family or friends in complete privacy, or for use as a guest house.

The garden of around 580m² is a real cocoon of nature. Surrounded by greenery, it features a swimming pool for long summer days, a jacuzzi for balmy evenings, and an unobstructed, soothing view over the surrounding countryside.

A little bucolic paradise, close enough to all the shops to combine a gentle lifestyle with everyday practicality.

A rare property, waiting to be discovered if you dream of a peaceful life, combining old-world charm with modern comforts.

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

Summary

Property type:	Countryside house
Bedrooms:	4
Price	€296,800

Key Information

Internal Area:	77 sqm
Land Area:	0.06 ha

Location: Nouvelle Aquitaine



Gallery









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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 cooling 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

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S. and L. BROWN



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