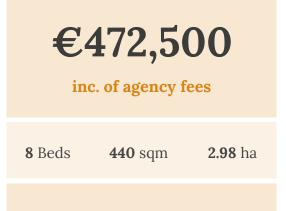


# Countryside house for sale near Bergerac in the Dordogne

Bergerac, Dordogne, Nouvelle Aquitaine





Located in a stone village 15 minutes north of Bergerac, this fully renovated property includes a main house of 280 m2 and a guesthouse...

#### At a Glance

Reference	MFH-AES11888-BGC	Near to	Bergerac	Price	€472,500
Bed	8	Pool	Yes	Hab.Space	440 sqm
Land	2.98 ha			Land Tax	N/A

#### **Property Description**

Located in a stone village 15 minutes north of Bergerac, this fully renovated property includes a main house of 280 m2 and a guesthouse of 160 m2, both boasting excellent energy efficiency. The main house offers four bedrooms, each with its own bathroom and air conditioning, while the guesthouse provides four bedrooms with the same amenities.Outside, there is a pool, several outbuildings, and nearly 3 hectares of land offering numerous possibilities. This property is an excellent opportunity for investors, ideal for a secondary residence or a rental project.

## Summary

Property type:	Countryside house
Bedrooms:	8
Price	€472,500

# **Key Information**

	Internal Area:	440 sqm
	Land Area:	2.98 ha
	Floor:	2
	Property Features:	
•	Air Conditioning	

Swimming Pool? Yes

## **Location: Nouvelle Aquitaine**



## Gallery

















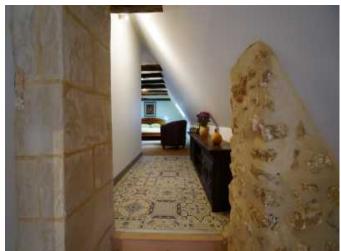
















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#### S. and L. BROWN



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