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7 bedroom House for sale in St Cyprien

St Cyprien , Dordogne , Nouvelle Aquitaine



€249,000

inc. of agency fees

7 Beds 2 Baths 242 sqm 0.14 ha

Located 28 km from Sarlat, in the heart of the Dordogne valley and close to all amenities, this property offers a complex...

At a Glance

Reference	MFH-GLFAP2831	Near to	St Cyprien	Price	€249,000
Bed	7	Bath	2	Hab.Space	242 sqm
Land	0.14 ha	Pool	No	Land Tax	N/A

Property Description

Located 28 km from Sarlat, in the heart of the Dordogne valley and close to all amenities, this property offers a complex of three dwellings, ideal for a year-round or seasonal rental project.

The complex is situated on 1,360 m² of enclosed land, in a quiet and pleasant environment.

The first dwelling, converted from a former workshop, comprises a bright living room with fireplace, a fitted kitchen, three bedrooms and a bathroom. Heating is provided by a heat pump and the joinery is mixed, with aluminium double glazing and wooden secondary glazing.

The main house, spread over two floors, has a living room with a fireplace insert, a kitchen opening onto the outside, two bedrooms, a shower room and a toilet. Upstairs, a separate attic apartment offers a living room with kitchen, two bedrooms, a bathroom, a toilet and a terrace. This accommodation benefits from electric heating and reversible air conditioning.

In the basement, the property includes several cellars, a boiler room and an old cistern. Outbuildings complete the property, including a workshop, a garage with a motorised door and various storage rooms.

A property with multiple possibilities, both for a family project or a rental investment in a sought-after area.

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

Summary

Property type:	Chambre d'Hote or Gite
Bedrooms:	7
Bathrooms	2
Price	€249,000

Key Information

Internal Area:	242 sqm
Land Area:	0.14 ha

Location: Nouvelle Aquitaine



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S. and L. BROWN



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