

[Click to view MFH-AES10791-LA](#)

## Farmhouse for sale near Caubon St Sauveur in Lot-et-Garonne

**Caubon St Sauveur , Lot-et-Garonne , Nouvelle Aquitaine**



**€798,000**

inc. of agency fees

4 Beds    1 Baths    172 sqm    15 ha

Peace and quiet guaranteed! This magnificent 200-year-old stone barn is set in just over 14 hectares of woods and fields (7 hectares of pine, 4 hectares of oak and 2 hectares of chestnut). Fully fenced...

### At a Glance

<b>Reference</b>	MFH-AES10791-LA	<b>Near to</b>	Caubon St Sauveur	<b>Price</b>	€798,000
<b>Bed</b>	4	<b>Bath</b>	1	<b>Hab.Space</b>	172 sqm
<b>Land</b>	15 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Peace and quiet guaranteed! This magnificent 200-year-old stone barn is set in just over 14 hectares of woods and fields (7 hectares of pine, 4 hectares of oak and 2 hectares of chestnut). Fully fenced (2m high), it also features a 40m x 30m lake. Yet just a few minutes to a Village with commerce. Offers 3 spacious,

comfortable bedrooms, a large living area, the kitchen opening onto a covered terrace with bar and jacuzzi, a separate barn and a petanque court. The gite requires refreshing. Well worth a visit.

Summary

Property type:	Farmhouse
Bedrooms:	4
Bathrooms	1
Price	€798,000

Key Information

Internal Area:	172 sqm
Land Area:	15 ha
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](mailto:bonjour@my-french-house.com)**.

To see more great properties like this one, visit our daily updated website at **[www.my-french-house.com](http://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**

great service  
fast transfers

send money abroad 24/7

excellent rates

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 ©2004-2024 my-french-house.com All Rights Reserved