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House for sale near Bergerac in the Dordogne

Bergerac , **Dordogne** , **Nouvelle Aquitaine**



€267,500

inc. of agency fees

4 Beds 2 Baths 147 sqm 0.01 ha

Stone house, completely renovated, located in the city center of Bergerac. On the ground floor, you will find an entrance, a living room with pellet stove, an open and equipped kitchen, a study, bedroom/study...

At a Glance

Reference	MFH-AES11045-BGC	Near to	Bergerac	Price	€267,500
Bed	4	Bath	2	Hab.Space	147 sqm
Land	0.01 ha	Pool	No	Land Tax	N/A

Property Description

Stone house, completely renovated, located in the city center of Bergerac. On the ground floor, you will find an entrance, a living room with pellet stove, an open and equipped kitchen, a study, bedroom/study with adjoining bathroom, a utility room, a laundry room. Upstairs, three bedrooms, a large bathroom with shower

and bath, and a dressing room. The house has a south-facing enclosed garden of 100 m² with shed and a cellar of 65 m².

With double glazing, mains drainage, vmc, electricity redone, the house requires no work. A must see!

Summary

Property type:	House
Bedrooms:	4
Bathrooms	2
Price	€267,500

Key Information

Internal Area:	147 sqm
Land Area:	0.01 ha
Floor:	1
Property Features:	
•	Double Glazing

Location: Nouvelle Aquitaine



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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.

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