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## Countryside house for sale near Belves in the Dordogne

**Belves** , **Dordogne** , **Nouvelle Aquitaine**



**€479,000**

inc. of agency fees

**8 Beds**      **236 sqm**      **3.5 ha**

imposing but cosy, this house invites you to a large 50m<sup>2</sup> living space with open plan kitchen, island, a pellet burner and a wood insert, leading to a 38m<sup>2</sup> covered terrace for outdoor meals. One bedroom,...

### At a Glance

<b>Reference</b>	MFH-AES11057-BGC	<b>Near to</b>	Belves	<b>Price</b>	€479,000
<b>Bed</b>	8	<b>Pool</b>	No	<b>Hab.Space</b>	236 sqm
<b>Land</b>	3.5 ha			<b>Land Tax</b>	N/A

### Property Description

imposing but cosy, this house invites you to a large 50m<sup>2</sup> living space with open plan kitchen, island, a pellet burner and a wood insert, leading to a 38m<sup>2</sup> covered terrace for outdoor meals. One bedroom, the bathroom, utility and toilet are on the ground floor, and there are two extra bedrooms and a toilet upstairs. A workshop

sits in one of the dovecotes. A garage, two wine cellars, one artist studio and a large five bedroom guest house (divided into an apartment, a studio flat and an independent bedroom), complete the picture. The property is protected by 7 Acres of hilly land and wood. in a dominant position, with breathtaking views, must be seen quickly!

Summary

Property type:	Countryside house
Bedrooms:	8
Price	€479,000

Key Information

Internal Area:	236 sqm
Land Area:	3.5 ha
Property Features:	
•	Terrace

Location: Nouvelle Aquitaine



## Gallery











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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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