

[Click to view MFH-LOT02146](#)

Character 4 bed House for sale in Lot

Prayssac , Lot , Occitanie



€276,000

inc. of agency fees

4 Beds 126 sqm 0.08 ha

Lovely contemporary house built on one level with garage and 764 m2 garden. Location in the heart of a village with all amenities...

At a Glance

Reference MFH-LOT02146

Near to Prayssac

Price €276,000

Bed 4

Pool No

Hab.Space 126 sqm

Land 0.08 ha

Land Tax N/A

Property Description

Lovely contemporary house built on one level with garage and 764 m2 garden. Location in the heart of a village with all amenities (46220).

house of 126 m2 fitted on one level: 4 bedrooms, 2 shower rooms, wc, lounge, kitchen, utility room, garage.

garden level :

a 58.45 m2 lounge/kitchen, fireplace + wood burner, pellet stove, floor and wall cupboards, sink, domestic appliances, built-in cupboard, tiled floor.

a 2 m2 corridor, built-in cupboard, tiled floor.

a 1.38 m2 wc, tiled floor.

a 5.53 m2 corridor, built-in cupboard, tiled floor.

3 bedrooms of 13.3 m2, 10.16 m2 and 9.89 m2, one with built-in cupboard, carpeted floor.

a 4.04 m2 shower room, italian shower, washbasin on cupboard, towel rail, tiled floor.

a 12.16 m2 bedroom, carpeted floor, ensuite shower room of 3.39 m2, shower cabin, tiled floor.

a 11.13 m2 utility room, washing machine connection, sink on cupboard, tiled floor.

a 18.73 m2 garage, tiled floor.

pellet stove - fireplace + wood burner - reversible air conditioning - electric heating - double glazing electric hot water - mains drainage.

Summary

Property type:	House
Bedrooms:	4
Price	€276,000

Key Information

Year Built:	2000
Internal Area:	126 sqm
Land Area:	0.08 ha

Location: Occitanie



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**.

To see more great properties like this one, visit our daily updated website at **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 cooling 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



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 ©2004-2025 my-french-house.com All Rights Reserved