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Character 7 bed House for sale in Lot

Puy-l'Évêque , Lot , Occitanie



€382,000

inc. of agency fees

7 Beds 236 sqm 0.76 ha

Investment property with 2 gites, 24 storage units and outbuildings on a land of 7597 m2. location in the countryside.

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At a Glance

Reference MFH-LOT02155

Near to Puy-l'Évêque

Price €382,000

Bed 7

Pool No

Hab.Space 236 sqm

Land 0.76 ha

Land Tax N/A

Property Description

Investment property with 2 gites, 24 storage units and outbuildings on a land of 7597 m².
location in the countryside. at 3 km from a village with shops and tourist attractions in the
lot valley (46700).

gîte 1 of 121 m² built on 2 levels: 4 bedrooms, 1 shower room, 2 wcs, kitchen, lounge, boiler
room, cellar.

garden level:

a 8. 63 m² entrance hall with tiled floor.

a 24. 94 m² kitchen with double sink, wall and floor cupboards, washing machine connection,
tiled floor.

a 32. 68 m² lounge with fireplace insert and tiled floor.

a 1. 3 m² wc with washbasin and tiled floor.

a 12. 5 m² boiler room.

a 17. 33 m² cellar.

first floor: access by an inside wooden staircase giving n to 8 m² landing.

2 bedrooms of 16. 18 m² and 12. 8 m², with built-in cupboards and wooden floors.

2 bedrooms of 9. 77 m² and 9. 83 m², with wooden floors.

a 4. 37 m² shower room with italian shower, washbasin on cupboard, wc and tiled floor.

pellet central heating + insert + double glazing thermodynamic water heater septic tank.

gîte 2 of 115 m² built on 2 levels: 3 bedrooms, 1 shower room, 2 wcs, kitchen, lounge, dining
room, laundry-cellar.

garden level:

a kitchen of 8. 08 m², double sink, wall and floor cupboards, travertine floor.

a 4. 3 m² laundry-cellar, washing machine connection, travertine floor.

a 17. 14 m² dining room, built-in cupboard, travertine floor.

a 23. 59 m² lounge with a pellet stove and travertine floor.

a 1. 6 m² wc with washbasin and travertine floor.

first floor: access by an inside wooden staircase giving n to 10 m² landing.

2 bedrooms of 14. 10 m² and 13. 17 m² with built-in cupboards.

bedroom of 10. 31 m², parquet floor + 5. 03 m² dressing.

a 6. 75 m² shower room, italian shower, washbasin, heated towel rail, built-in cupboard, travertine floor.

a 1. 32 m² wc, travertine floor.

electric heating + pellet stove + double glazing electric hot water boiler septic tank.

outbuildings:

a stone barn comprising 24 storage units.

Summary

Property type:	House
Bedrooms:	7
Price	€382,000

Key Information

Year Built:	1800
Internal Area:	236 sqm
Land Area:	0.76 ha

Location: Occitanie



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S. and L. BROWN



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