

Character 7 bed House for sale in Lot

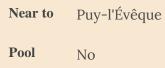
Puy-l'Évêque, Lot, Occitanie





At a Glance

Reference	MFH-LOT02155
Bed	7
Land	0.76 ha



Price€382,000Hab.Space236 sqmLand TaxN/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:

an 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:

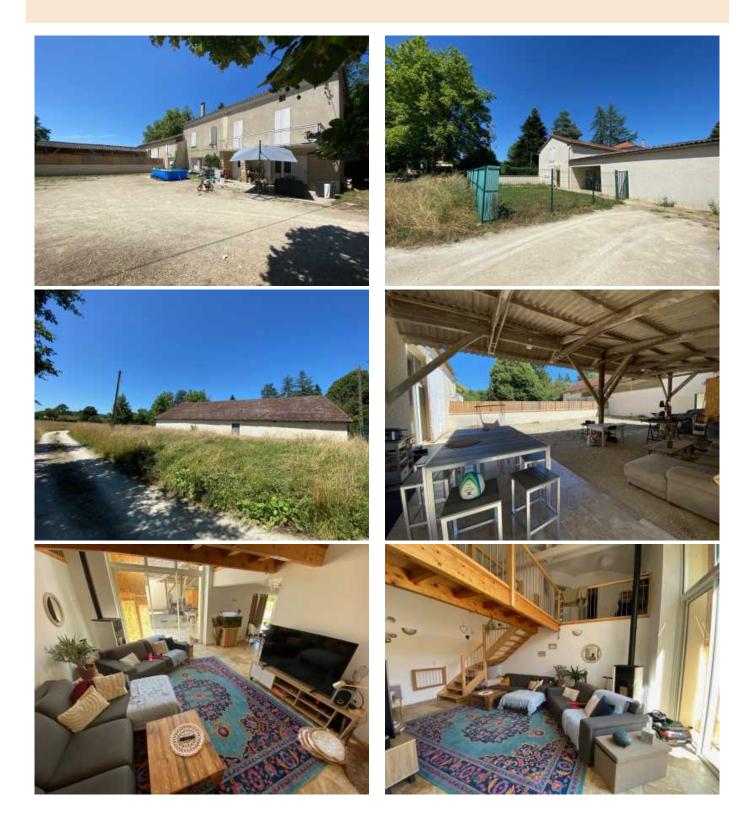
a stone barn comprising 24 storage units.

Summary		Key Information	
Property type:	House	Year Built:	1800
Bedrooms:	7	Internal Area:	236 sqm
Price	€382,000	Land Area:	0.76 ha

Location: Occitanie



Gallery









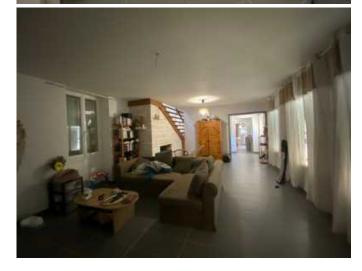






















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