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Character 5 bed House for sale in Lot

Puy-l'Évêque, Lot, Occitanie



€449,000

inc. of agency fees

5 Beds **2** Baths **208** sqm **0.61** ha

Old property of character perfectly renovated with swimming pool and stone outbuilding. On an enclosed garden with trees of 6075m 2 dominant location with view. Close to a village with all amenities...

At a Glance

Reference MFH-LOT02036 **Near to** Puy-1'Évêque **Price** €449,000

Bed 5 Bath 2 Hab.Space 208 sqm

Land 0.61 ha Pool No Land Tax N/A

Property Description

Old property of character perfectly renovated with swimming pool and stone outbuilding. On an enclosed garden with trees of 6075m 2 dominant location with view. Close to a village with all amenities in the tourist valley of the lot (46700). House of 163 m2: 4 bedrooms, sitting room, lounge-kitchen, bathroom, shower room, 3 wc, garage, laundry room, 2 cellars. Garden level: a 29. 22 m2 sitting room, cupboard, tiled floor. A garage of 32. 17 m2. A 15 m2 laundry, washing machine connection. 2 cellars of 10 m2. 1st floor: access by outside stone stairs giving on to a 'bolet' or an inside wooden stairs by the sitting room. A 5 m2 entrance,

wooden floor. A 1. 56 m2 wc, washbasin. 2 bedrooms of 12,78 m2 and 10,79 m2, parquet floor. A 46. 74 m2 lounge/kitchen, fireplace + wood burner, bar, walls and floor cupboards, sink, domestics appliances, wooden floor. A 3. 35 m2 corridor, stone sink, built-in cupboard, wooden floor. A 15. 65 m2 bedroom, wooden floor. A 8. 91 m2 bathroom, bath, italian shower, 2 washbasins on cupboard, towel rail, tiled floor. A 1. 89 m2 wc, parquet floor. 2nd floor: access by an inside wooden staircase giving on to a 2. 97 m2 landing. A 19. 77 m2 bedroom, exposed framework, wooden floor. A 3. 71 m2 shower room, italian shower, washbasin on cupboard, wc, parquet floor. A 40 m2 room which can be fitted. Electric heating + wood burner - double glazing electric hot water boiler - septic tank. Separate outbuildings: a heated salted swimmig pool of 5 m x 10m, pavement around, liner, electric cover, pool house. An old stone barn fitted on one level including: a garage for one vehicle. A 45 m2 apartment on one level to restore. A lounge, tiled floor, exposed framework and kitchen area with sink. A bedroom with window, exposed beams. A bathroom, bath, washbasin and bidet. Separate wc.

roof redone in 2012

Summary

Property type: House Bedrooms: 5
Bathrooms 2

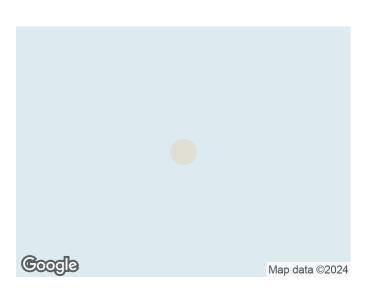
Price €449,000

Key Information

Year Built: 1850
Internal Area: 208 sqm
Land Area: 0.61 ha

Location: Occitanie





Gallery

































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S. and L. BROWN



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