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## Old renovated winery with garden in Sadirac

Gironde , Nouvelle Aquitaine



# €580,000

inc. of agency fees

4 Beds      168 sqm      0.08 ha

This old winery has been completely transformed into a 170 sqm home, offering calm and comfort. This house, designed to be bright, has an impressive entrance with a pocket door which opens onto a large...

### At a Glance

|                  |                 |                |          |                  |          |
|------------------|-----------------|----------------|----------|------------------|----------|
| <b>Reference</b> | MFH-EAB1754EABX | <b>Near to</b> | Bordeaux | <b>Price</b>     | €580,000 |
| <b>Bed</b>       | 4               | <b>Pool</b>    | No       | <b>Hab.Space</b> | 168 sqm  |
| <b>Land</b>      | 0.08 ha         |                |          | <b>Land Tax</b>  | N/A      |

### Property Description

This old winery has been completely transformed into a 170 sqm home, offering calm and comfort. This house, designed to be bright, has an impressive entrance with a pocket door which opens onto a large living room.

It includes a fully equipped modern kitchen, a dining room and a cozy living room with a wood stove. A convenient laundry room is also accessible. The master suite, a little away and opening onto the garden, has a spacious dressing room and a functional bathroom with bathtub and walk-in shower.

Upstairs, a charming spacious space offers multiple possibilities, such as an office or an additional living room. Three beautifully decorated bedrooms are also on this level, as well as a gym, a shower room and a WC.

The house has been renovated with high-end materials, including oak flooring, a wrought iron staircase and pocket doors.

Outside, a garden with a beautiful lawn extends over a plot of 824 sqm, including an 18 sqm shed. A real favorite, just 20 minutes from Bordeaux, in the heart of nature.

DPE in progress

Caroline Montane (EI)

## Summary

|                |          |
|----------------|----------|
| Property type: | House    |
| Bedrooms:      | 4        |
| Price          | €580,000 |

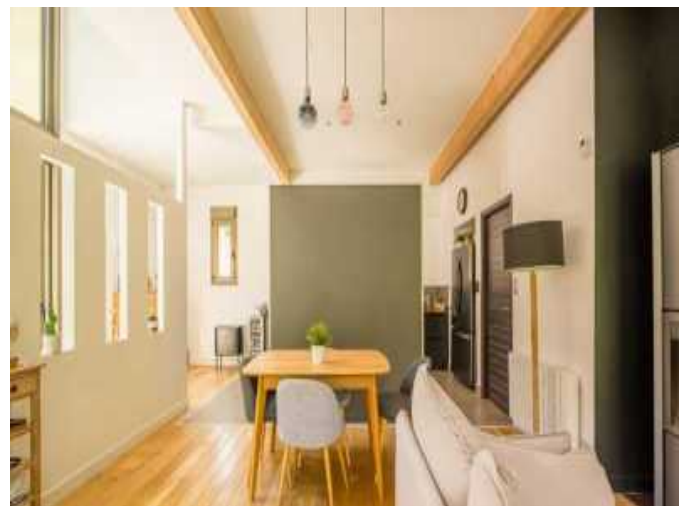
## Key Information

|                |         |
|----------------|---------|
| Year Built:    | 1900    |
| Internal Area: | 168 sqm |
| Land Area:     | 0.08 ha |
| Has a Garden   | Yes     |

## Location: Nouvelle Aquitaine



## Gallery





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**C. BAUER – Sunday Times**

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