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## House for sale near Bergerac in the Dordogne

**Bergerac** , **Dordogne** , **Nouvelle Aquitaine**



# €231,080

inc. of agency fees

4 Beds   1 Baths   140 sqm   0.03 ha

1930s house in Bergerac center, close to shops, schools and the Dordogne with the river path into town! Surrounded by its garden (plot of approximately 340m<sup>2</sup>), it offers beautiful volumes and light. 140m<sup>2</sup>:...

### At a Glance

<b>Reference</b>	MFH-AES11272-BGC	<b>Near to</b>	Bergerac	<b>Price</b>	€231,080
<b>Bed</b>	4	<b>Bath</b>	1	<b>Hab.Space</b>	140 sqm
<b>Land</b>	0.03 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

1930s house in Bergerac center, close to shops, schools and the Dordogne with the river path into town! Surrounded by its garden (plot of approximately 340m<sup>2</sup>), it offers beautiful volumes and light. 140m<sup>2</sup>: on the ground floor, entrance leading to two symmetrical rooms with double doors, one of which is used as a study,

the other as a living room opening onto an open kitchen, WC under the staircase, a bedroom connected to its bathroom and a covered terrace with access to the cellar. Upstairs, (independent access) two bedrooms with dressing room, bathroom and open kitchen, WC. Town gas central heating, mains drainage.

## Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€231,080

## Key Information

Internal Area:	140 sqm
Land Area:	0.03 ha
Floor:	1
Property Features:	
•	Gas Central Heating

## Location: Nouvelle Aquitaine



## Gallery













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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.

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