

[Click to view MFH-AES11542-LA](#)

## House for sale near Mouleydier in the Dordogne

Mouleydier , Dordogne , Nouvelle Aquitaine



# €378,000

inc. of agency fees

4 Beds    1 Baths    140 sqm    0.3 ha

Come quickly and discover this very pretty 4 bedroom property with a 4x10 salt swimming pool and iNCREDiBLE VEiWS. Located on the hills overlooking a small village near the Dordogne river and only 6 minutes...

### At a Glance

<b>Reference</b>	MFH-AES11542-LA	<b>Near to</b>	Mouleydier	<b>Price</b>	€378,000
<b>Bed</b>	4	<b>Bath</b>	1	<b>Hab.Space</b>	140 sqm
<b>Land</b>	0.3 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Come quickly and discover this very pretty 4 bedroom property with a 4x10 salt swimming pool and iNCREDiBLE VEiWS. Located on the hills overlooking a small village near the Dordogne river and only 6 minutes from Bergerac. The property is made up of a large entrance with wc, kitchen, living room with

access onto the terrace with barbecue and views. On the ground floor, there is an independent bedroom suite, on the floors there are 3 other bedrooms with 2 other bathrooms. The property benefits from central heating using the wood burner and vents, also has reversible air conditioning. A garage of approximately 25 m<sup>2</sup> on a garden of 3031 m<sup>2</sup> all enclosed with electric gates complete this presentation. Hope to see you soon !

## Summary

Property type:	House
Bedrooms:	4
Bathrooms	1
Price	€378,000

## Key Information

Internal Area:	140 sqm
Land Area:	0.3 ha
Floor:	2
Property Features:	
•	Swimming Pool

## Location: Nouvelle Aquitaine



## Gallery









As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

**0845 123 5885** (UK only local rate) / **+44 (0) 113 216 4066**,  
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

## Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

## Testimonials

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.

**S. and L. BROWN**

great service  
fast transfers

send money abroad 24/7 excellent rates