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House for sale near Saint-Cyprien in the Dordogne

Saint-Cyprien , **Dordogne** , **Nouvelle Aquitaine**



€265,000

inc. of agency fees

3 Beds 2 Baths 121 sqm 0.01 ha

This charming property sits right in the heart of the popular village of St Cyprien. it is finished to the highest of standards throughout...

At a Glance

Reference	MFH-AES11651-STC	Near to	Saint-Cyprien	Price	€265,000
Bed	3	Bath	2	Hab.Space	121 sqm
Land	0.01 ha	Pool	No	Land Tax	N/A

Property Description

This charming property sits right in the heart of the popular village of St Cyprien. it is finished to the highest of standards throughout and comprises, to the ground floor, a modern open plan kitchen / diner, sitting room, bedroom, modern bathroom with stand alone bath tub and separate shower (and with a discreet utility room hidden inside) and a futher separate small storage room. To the upper floor is another bedroom. To the lower

ground floor there is a bedroom with ensuite shower room and WC and to the second lower ground floor is a large kitchen / living room with doors opening onto the private outside terrace. in addition there is a workshop space outside, to the side of the terrace and a really good size cellar, ideal for storage.

Summary

Property type:	House
Bedrooms:	3
Bathrooms	2
Price	€265,000

Key Information

Internal Area:	121 sqm
Land Area:	0.01 ha
Property Features:	
•	Terrace

Location: Nouvelle Aquitaine



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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.

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