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## Countryside house for sale near Paunat in the Dordogne

Paunat , Dordogne , Nouvelle Aquitaine



# €155,000

inc. of agency fees

2 Beds      60 sqm      1.78 ha

Bungalow within walking distance from a small village with a restaurant. Composed of a kitchen, a living room, two bedrooms, a shower...

### At a Glance

**Reference** MFH-AES11398-LA  
**Bed** 2  
**Land** 1.78 ha

**Near to** Paunat  
**Pool** No

**Price** €155,000  
**Hab.Space** 60 sqm  
**Land Tax** N/A

## **Property Description**

Bungalow within walking distance from a small village with a restaurant. Composed of a kitchen, a living room, two bedrooms, a shower room and a cellar. Recent extension of 17m<sup>2</sup>. All on a magnificent plot of 1.8 hectares of mainly forest. The central heating is with a heat pump recently installed and a wood stove. Perfect holiday home in nature !

## Summary

Property type:	Countryside house
Bedrooms:	2
Price	€155,000

## Key Information

Internal Area:	60 sqm
Land Area:	1.78 ha
Property Features:	
•	Central Heating

## Location: Nouvelle Aquitaine



## Gallery











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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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**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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