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## House for sale near Pezuls in the Dordogne

**Pezuls** , **Dordogne** , **Nouvelle Aquitaine**



**€360,400**

inc. of agency fees

3 Beds   1 Baths   139 sqm   0.93 ha

Characterfull village house with a barn/garage, outbuildings, overlooking a large pool and mature gardens with a stream running true...

### At a Glance

<b>Reference</b>	MFH-AES11698-LA	<b>Near to</b>	Pezuls	<b>Price</b>	€360,400
<b>Bed</b>	3	<b>Bath</b>	1	<b>Hab.Space</b>	139 sqm
<b>Land</b>	0.93 ha	<b>Pool</b>	No	<b>Land Tax</b>	N/A

### Property Description

Characterfull village house with a barn/garage, outbuildings, overlooking a large pool and mature gardens with a stream running true it. the land is in total. almost 1 Ha,(this includes a seperate part of woodland on the hills nearby). This stone house is composed of a dining/living room and a seperate kitchen where each room has access to a sunny covered balcony. There is a bedroom on the ground floor with a shower room/toilet . Upstairs, 3 spacious bedrooms, a bathroom, and a WC. The barn has a workshop with a toilet, a laundry room, and a storage room with access to the mezzanine and another spare room. This spaces allows

further conversion to extend the house. Gaz central heating. A MUST SEE !

Summary

Property type:	House
Bedrooms:	3
Bathrooms	1
Price	€360,400

Key Information

Internal Area:	139 sqm
Land Area:	0.93 ha
Floor:	2
Property Features:	
•	Central Heating

Location: Nouvelle Aquitaine



## Gallery











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