Click to view MFH-LOT02124

### Character 3 bed House for sale in Lot

Montcabrier, Lot, Occitanie



€265,000

inc. of agency fees

**3** Beds **1** Baths **117** sqm **0.86** ha

Pretty stone house with swimming pool on a garden of 8600 m2. Location with open views: at 10 km from a touristic village with all shops in the valley of the river lot (46 700). house of...

#### At a Glance

**Reference** MFH-LOT02124 **Near to** Montcabrier **Price** €265,000

Bed 3 Bath 1 Hab.Space 117 sqm

Land 0.86 ha Pool No Land Tax N/A

### **Property Description**

Pretty stone house with swimming pool on a garden of 8600 m2. Location with open views: at 10 km from a touristic village with all shops in the valley of the river lot (46 700).

house of 117 m2 fitted on one level and built over cellars: lounge, kitchen, 3 bedrooms, bathroom, wc, garage, cellars.

ground floor:

garage for one car.

swimming pool equipment room.

2 cellars.

garden level: access by an outside stone staircase.

- a 47. 06 m2 lounge/kitchen, fireplace + wood burner, sink, walls and floor cupboards, exposed stones, tiled floor, a french-window opening on to a terrace.
- a 13. 03 m2 bedroom, wooden floor.
- a 9 m2 corridor, tiled floor.
- 2 bedrooms of 13. 13 m2 and 12. 72 m2, wooden floor.
- a 4. 44 m2 corridor, tiled floor.
- a 9. 63 m2 laundry, washing machine connection, tiled floor.
- a 5. 46 m2 bathroom, bath, shower, washbasin, bidet, tiled floor.
- a 2. 16 m<sup>2</sup> wc, washbasin, tiled floor.

attic can be converted.

electric heating - fireplace + wood burner electric hot water boiler - septic tank roof redone in 2009

outbuildings: a 8 m x 4 m swimming pool, liner (redone in 2021), pavement around, chlorine.

## Summary

Property type: House Bedrooms: 3
Bathrooms 1

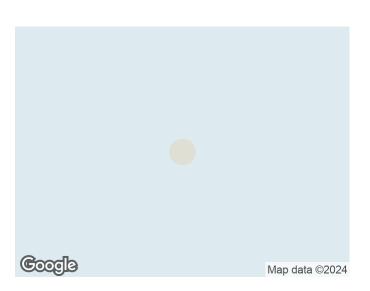
Price €265,000

## **Key Information**

Year Built: 1890 Internal Area: 117 sqm Land Area: 0.86 ha

## **Location: Occitanie**





# Gallery











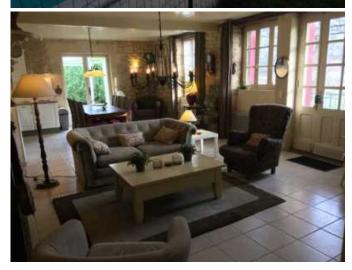
































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S. and L. BROWN



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