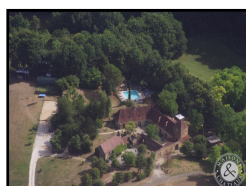




REAL ESTATE
PRESTIGE & CHARACTER



- Ref : **9091CHG**
- Price : **1 011 000 €**
- Location : **Aquitaine / Dordogne**



Old farm dating back to the 15th and 17th century, entirely renovated, set on 8 ha of meadows and woods. Atractive setting in the heart of the Dordogne valley with original 3 bed and breakfast and gites to let.





Ref : 9091CHG

Location

Living space : **700 m²**
Total potential : **755 m²**
Land surface : **8 Ha**
Dependences : **yes**
Pool : **yes**
Advantages :
Exceptional property, successfully run as a holiday home business
Ideal setting

Price : **1 011 000 €**



Region : **Aquitaine**
Department : **Dordogne**

Fees to be paid by the vendor

Full description

Old farm dating back to the 15th and 17th century, entirely renovated, set on 8 ha, overlooking the valley of the Perigord Noir. Successful holiday business that has been running for a few years, only 30 minutes away from sarlat.

Main house: 400 m² of net living space

Ground floor:

Entrance 10,5 m²

Kitchen 27,5 m²

Dinning room 23,5 m²

living room 60 m²

Bedroom with bathroom and toilet

Adjoining studio

Bedroom with bathroom and toilet

First floor:

5 bedrooms of which 3 with bathroom and shower rooms + wc

Gite 1 for 5 persons: 100 m²

Dovecote tower of 32 m² adjoining the main house with private access, converted into a studio

2 swimmings pools

A working bread oven

A parking area

A " pétanque" area with snack bar and barbecue

Gite 2 for 12 persons: 170 m²



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Traditional Gypsy caravans converted into bed and breakfast accommodation, 15m² each.

Beautiful setting and peaceful environment on roughly 8 ha of meadows and woods, only a few minutes from a Town with all shops and amenities.

