

## Price on request

### Contact agency

**Félix Immobilier La Médiévale**

4, place du 14 juillet

24200 Sarlat La Canéda

05 53 59 11 86 / felix-immobilier@orange.fr

### For sale mansion

**5 rooms**

**Surface : 118 m²**

**Surface of the land : 621 m²**

**View :** Campagne

**Hot water :** Electrique

**Inner condition :** GOOD

**External condition :** GOOD

**Couverture :** tiling

### Features :

fireplace, double glazing, Laundry room,  
CALM

2 bedroom

1 terrace

2 show ers

2 WC

3 parkings

2 cellars

**Energy class (dpe) :** F

**Emission of greenhouse gases (ges) :** C

Document non contractuel

12/09/2025 - Prix T.T.C



## Mansion 1-371 Sarlat-la-Canéda

15 km from Sarlat in a small village near the Dordogne. Character stone house fully renovated. Climbing a few steps, you discover a pleasant terrace shaded by a trellis, facing west and enjoying plenty of sunshine. This terrace opens onto a cozy home with a separate fitted kitchen - dining room with a wood-burning fireplace. A hallway leads to an office equipped with cupboards, two bedrooms also featuring storage, two bathrooms, one with an integrated toilet, as well as a separate WC. Stairs take you down to the lower level of the house. On the garden level, you'll find a spacious living area with a kitchen corner, a room used for storage, and a laundry room. The enclosed plot of 370 m² provides ample space to enjoy the outdoors. The property also includes a wood store and several cellars that add potential to this home. Finally, a second enclosed plot of 240 m² adjoins the house, offering additional space for development.

Fees and charges :

