

Detached 4 bedroomed, 2 bathroom villa. Set in lovely grounds with views in a very pretty village.

## EXCLUSIVE



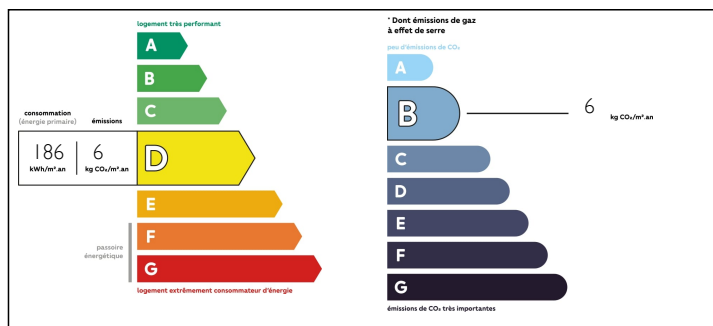
## INFORMATION

Town:	La Chapelle-Grésignac
Department:	Dordogne
Bed:	4
Bath:	2
Floor:	150 m2
Plot Size:	2254 m2

## IN BRIEF

Lovely house set in large mature grounds. Private driveway. Sweeping, uninterrupted views to the rear. Pretty village location.

## ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



## DESCRIPTION

Entrance hall leading to lounge dining room with double doors and two patio doors at the back leading to the lovely terrace and garden with views. Fitted kitchen with doors directly onto the terrace and garden. 3 double bedrooms and new family bathroom. 4th double bedroom with new ensuite shower room with WC washhand basin and shower.

The grounds are delightful with many specimen trees and mature shrubs. Plenty of private parking. Garden shed.

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## NOTES