

Contemporary 2021 house in the countryside with swimming pool.



## INFORMATION

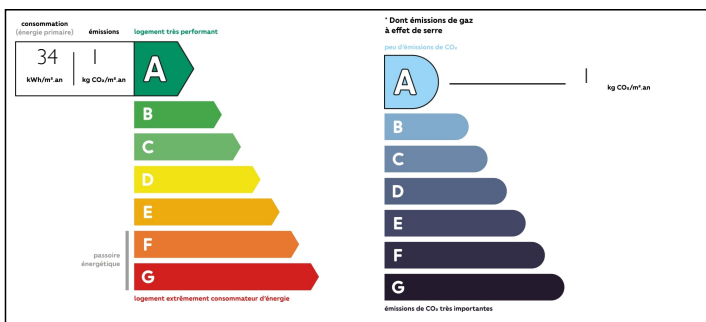
Town:	Périgueux
Department:	Dordogne
Bed:	5
Bath:	2
Floor:	200 m2
Plot Size:	8441 m2

## IN BRIEF

In the commune of Bassillac et Auberoche, superb contemporary house built in 2021 with swimming pool, just outside Périgueux. Set on a large flat plot of almost 8500 m2, this house will seduce you with its spaciousness, luminosity and surroundings. Built in 2021, under a ten-year guarantee, it comprises an entrance hall leading to a beautiful living room with a large, fully-equipped kitchen, all opening onto a terrace with swimming pool where you can enjoy panoramic views over the countryside. The sleeping area comprises a master suite and 3 further bedrooms with en-suite bathrooms. A walk-through shed joins the house to a large garage. A 25m2 outbuilding is an additional asset for hosting or having a secondary activity. You can enjoy the outside on a large terrace overlooking a heated 10\*5 swimming pool. The house is heated by an air/water heat pump. There are also 3 reversible air-conditioning units. Double glazing House classified A very economic. Rare product...

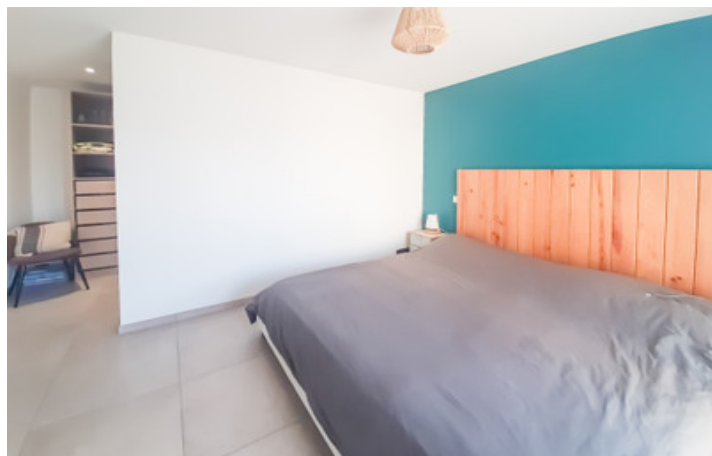


## ENERGY - DPE



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

In the commune of Bassillac et Auberoche, superb contemporary house built in 2021 with swimming pool, just outside Périgueux.

Set on a large flat plot of almost 8500 m2, this house will seduce you with its spaciousness, luminosity and surroundings.

Built in 2021, under a ten-year guarantee, it comprises an entrance hall leading to a beautiful living room with a large, fully-equipped kitchen, all opening onto a terrace with swimming pool where you can enjoy panoramic views over the countryside.

The sleeping area comprises a master suite and 3 further bedrooms with en-suite bathrooms.

A walk-through shed joins the house to a large garage. A 25m2 outbuilding is an additional asset for hosting or having a secondary activity.

You can enjoy the outside on a large terrace overlooking a heated 10\*5 swimming pool.

The house is heated by an air/water heat pump. There are also 3 reversible air-conditioning units. Double glazing

House classified A very economic.

Rare product on the market.

Please do not hesitate to contact me:

Olivier DELMAS

Leggett Immobilier

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

## LOCAL TAXES

Taxe foncière: 1600 EUR

## NOTES