



## RECENTLY REDUCED!!!!!!STUNNING NEWLY RENOVATED RIVER PROPERTY WITH POOL & GARAGES

A superbly renovated river property with access directly to the river. It has been tastefully renovated throughout, and has a pretty pool and parking area.

**Town:** CIVRAC SUR DORDOGNE  
**Dept:** Gironde  
**Plot size (m2):** 1100  
**Habitable (m2):** 220  
**Bedrooms:** 5  
**Bathrooms:** 2  
**Agent:** Helen Charlesworth

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**6919MG33.pdf**

**€ 402 800**

This property is accessed through a pair of electric gates into the gravel parking area where there is a double car port and a large workshop/garage. Carrying on up to the house is the pool and terrace area on the right, with the pump house and storage building for pool furniture. Through the front door is a reception hall leading into the tv lounge, with a massive dining room to the right overlooking the pool. To the rear, and overlooking the river is a fabulous fully fitted kitchen which leads out onto the riverbank. Also overlooking the river is a large office or bedroom 5 if desired. Up the oak staircase are four bedrooms (2 with river views) a dressing room and a bathroom. The house has been totally and tastefully renovated throughout. This house would suit a couch potato, or make a fabulous holiday home as it needs very little maintenance.



## St Emilion

**6 Place Bouqueyre, 33330, St Emilion**

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