



Taillecavat, 33580, Gironde

Charming stone country house with pigeonnier tower and breath-taking views
 160 m2 of habitable space (2 / 3 bedrooms) + spacious convertible loft space
 Approx 1 540 m2 of garden

Located in a small Gironde village just a few kilometres from Duras Entrance corridor with quarry tiled floor.
 14 m2 Kitchen : tiled floor, exposed beams. Lovely stone fireplace. Door leading out to the garden. 35 m2
 Bedroom 1 : 16 m2 Shower room : shower, washbasin + WC 4.5 m2 Dressing room / fitted storage : 6 m2
 Lounge : tiled floor, painted walls, exposed beams. Lovely stone fireplace. Door leading out to veranda. 35
 m2 Lounge / bedroom 2 : same décor + fireplace. 22 m2 Véranda / conservatory: 25 m2 Loft space in the
 process of being converted : 150 m2 Bedroom : 16 m2 Wine cellar Electric radiators Double glazing
 Individual drainage Separate stone outbuilding with garage + storage on the ground floor and summer
 bedroom in the pigeonnier tower. 1 540 m2 of garden. Well

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Bed(s)	: 3
Bath(s)	: 1

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Square feet	: 160
Plot Size	: 1540

CONVENIENCE:
General Amenities: View, Double glazing,
Heating Type: Fireplace, Electric heating,
Exterior Amenities: Outbuilding(s), Fenced garden,
Interior Amenities: Original features,