

Cute stone longere in the centre of a busy village. 4 bedrooms two bathrooms plus garages and outbuildings.



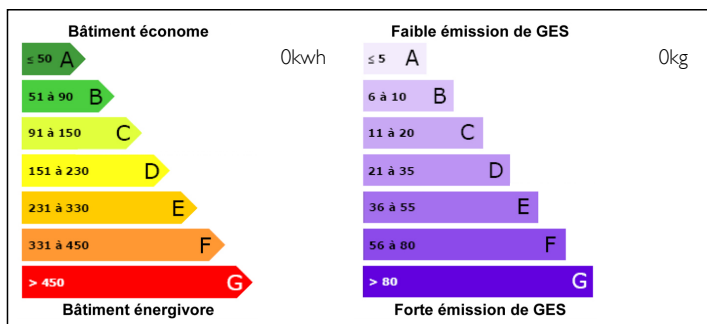
INFORMATION

Town:	MOHON
Department:	Morbihan
Bed:	4
Bath:	2
Floor:	140 m2
Plot Size:	1097 m2

IN BRIEF

Nicely renovated stone property in the centre of a busy village with space and outbuildings in abundance. If cosy character is what you are looking for. Well here it is. Double glazed, high grade insulation with oil heating, and new heating system (pompe a chaleur) plus solar panels. Nestled in a small, busy village but very private. Ideal as a holiday or family home. Originally two properties so if you require rental income this could be reverted back to two houses and rented out as a gite. With small conservatory, two large garages plus two other outbuildings, and a mature garden with fruit trees in abundance. The outbuildings are vast so also potential to convert if you wish to generate income. The area is beautiful with lots to visit and do during the tourist months. Josselin with its medieval character, majestic castle and canal is a must see and attracts visitors in...

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 is via the graveled courtyard to the fully equipped tiled modern kitchen with space for dining table and chairs. Original beams and features. The kitchen follows through to the lounge which has a pellet modern stove with brick surround, exposed beams and a door for access to the courtyard.

The first floor is via the kitchen and has a shower room with toilet, sink and shower.

The hallway is laminate flooring leading to the first of two bedrooms.

Double glazed window, laminate flooring and exposed stonework.

The second bedroom has exposed beams, double glazed window and velux with shower and store cupboard.

The second property(although one home) has its own entrance door and hallway.

The door is double glazed, tiled hallway with new heating system installed.

Shower room and toilet through from the hallway. Tiled space with radiator.

The lounge is tiled with wood burner, 2 x radiators and two double glazed pvc doors.

There is a small conservatory with exposed granite and stone to the front of the property.

Access to the first floor via an open staircase with pvc double glazed window.

Bedroom 3 has lino flooring, exposed beams, double glazed window and velux

.Bedroom 4. Lino flooring ,pvc window and exposed beams.

Wc sink.

There is also access to the grenier which could be easily converted to another bedroom.

The first of 4 outbuildings is a stone property with utility, boiler room..

The second is a large space, with enough height for a camping car, cement floor, exposed a frame beams.

NOTES