

House in the countryside in the heart of the mythical forest of Brocéliande. Welcome to fairyland!

EXCLUSIVE



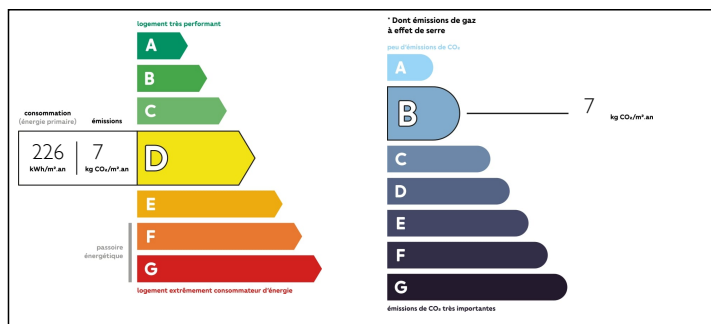
INFORMATION

Town:	Paimpont
Department:	Ille-et-Vilaine
Bed:	4
Bath:	2
Floor:	126 m2
Plot Size:	1145 m2

IN BRIEF

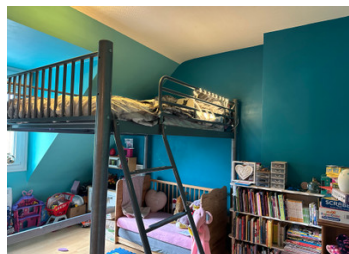
This charming family home built in 1985 is located in the heart of the Brocéliande forest, in a small hamlet not far from Paimpont. On the ground floor, a very bright and warm veranda space open to the living room with insert welcomes you. The kitchen is separate. A bedroom and a bathroom for a life on one level. Upstairs, the landing leads to 3 bedrooms, one of which has a dressing room and a bathroom. A garage in the basement of the area of the house where you can park 2 cars, a pantry / laundry room and a DIY workshop and a private parking. An outbuilding built in wood serving as a bread laboratory, but which can also become a studio or an artist's studio or a place of care, with water and a wood stove. A pleasure garden with Roman oven, an orchard and vegetable patch with its water reserve where you...

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

GROUND FLOOR

Veranda
Living room
Kitchen
Bedroom
Bathroom

UPSTAIRS

Bedroom 2
Bedroom 3
Bedroom 4 with dressing room
Bathroom

BASEMENT

Garage: 2 cars
Cellar / Laundry
Workshop

GARDEN _ ORCHARD/VEGETABLE GARDEN
PRIVATE PARKING

NEW ROOF / INSULATION 2019
DOUBLE GLAZING

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

NOTES