

Gorgeous typical detached French stone 4 bedroom, 2 bathroom house in a picturesque hamlet.

EXCLUSIVE



## INFORMATION

Town:	Chaillac
Department:	Indre
Bed:	4
Bath:	2
Floor:	110 m <sup>2</sup>
Plot Size:	915 m <sup>2</sup>

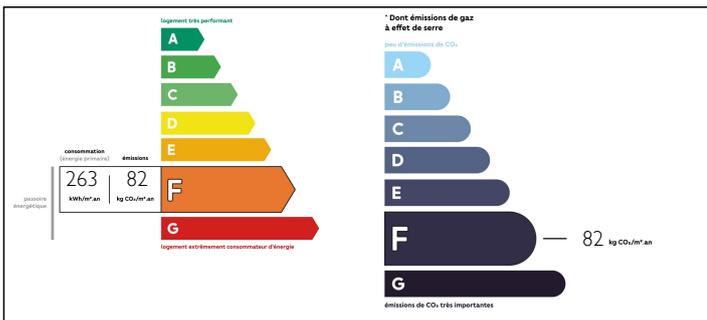


## IN BRIEF

This character house with an outbuilding is located in a relaxed and quiet hamlet of great interest to walkers and nature lovers.

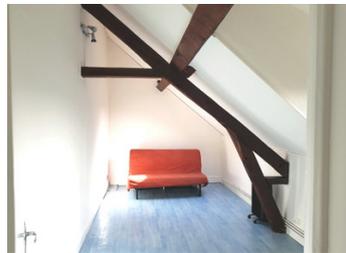


## ENERGY - DPE



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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

On the ground floor the house has a comfortable 30m<sup>2</sup> living room with access to the en-suite bedroom, garden and kitchen. There is also a family bathroom and a separate toilet.

Upstairs are 2 big bedrooms, a single room and a bright landing area for storage or a corner to enjoy reading.

Throughout the house the owners have preserved all the features such as wooden beams and the large fireplace in the living room. It has also benefited from extensive renovation such as the electrics, new roof, new rendering and new septic tank.

The outbuilding can be used as a garage, workshop or you could consider a conversion.

There is plenty of outdoor space to park cars. The garden (roughly a manageable 3250 square feet or 900 m<sup>2</sup>) is well maintained with mature plants and trees to ensure your privacy.

The region is known for its relaxed and friendly atmosphere. This property coupled with an array of pretty villages and outdoor delights will catch your eye, and is well worth a visit.

## LOCAL TAXES

Taxe foncière: **580 EUR**

## NOTES

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