

An attractive 2 Bedroom Riverside property offering direct access to the River and easy walk to the village centre



INFORMATION

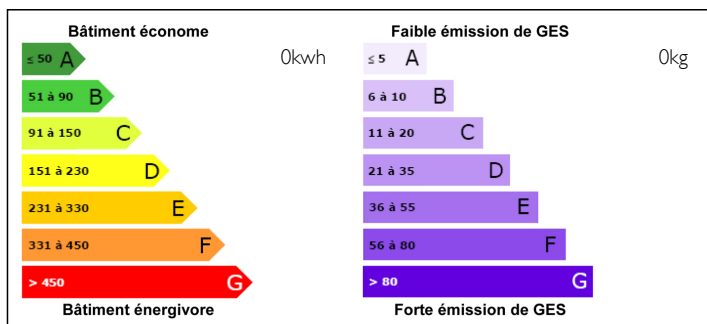
Town:	SEICHES SUR LE LOIR
Department:	Maine et Loire
Bed:	2
Bath:	2
Floor:	180 m2
Plot Size:	1040 m2



IN BRIEF

Spectacular river view property located in the heart of the village. Good size private garden, garage and Cave/ Boat house.

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

The property consists of Entrance hall, Lounge, Kitchen, Utility, W.C. storage. Upstairs landing 2 Bedrooms, Bathroom and W.C. There is a private garden to the rear of the property with a garage and direct access to the road.

To the front of the property is peaceful riverbank parkland that is open for public access for walks along the river.

to the side of the property is a dead end lane with a turning circle that also gives access to a slip way for launching small boats.

The village of SEICHES SUR LE LOIR offers super markets, schools etc.

Angers is 20KM and Le Mans 70km. Airports at Angers and Tours which is 90km

LOCAL TAXES

Taxe foncière: 653 EUR

Taxe habitation: 800 EUR

NOTES