

Extremely pretty group of buildings including a typical Berrychon farmhouse which has been partly renovated and over 4 acres of land.



INFORMATION

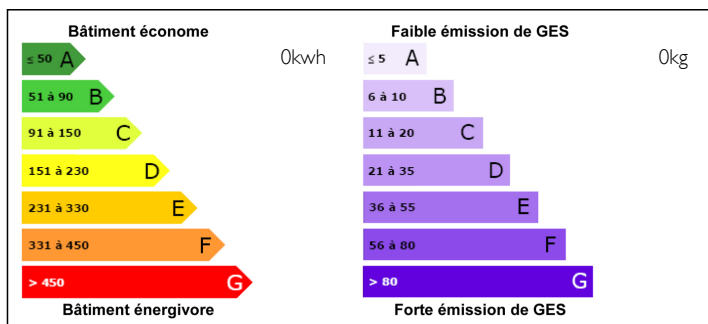
Town:	TREIGNAT
Department:	Allier
Bed:	2
Bath:	1
Floor:	49 m2
Plot Size:	16551 m2



IN BRIEF

Close to the Medieval Town of Boussac, with Farmer's market and Chateau, and walking distance to the swimming lake with beach and bar restaurant, this pretty farm complex does need to be renovated, although some work has been done.

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 main house has received some double glazing down stairs, and there is a new electricity "smart-meter" and mains water, however, there is no sanitary system in the property yet and the main property would require a new roof.

Rooms have been created, both downstairs and upstairs, to make a lounge with a wood-burner ready to be fitted, a dining room, kitchen and bathroom (plumbing already in-situ).

A staircase is required, but upstairs two bedrooms have started to be created, requiring velux windows.

For anyone looking for a picture perfect setting, private land of over 4 acres, secluded, yet not isolated and not afraid of renovation and some building work, this would make a beautiful property once completed.

LOCAL TAXES

Taxe foncière: **40 EUR**

NOTES