

Impressive 5 bedroom house situated in Callac



INFORMATION

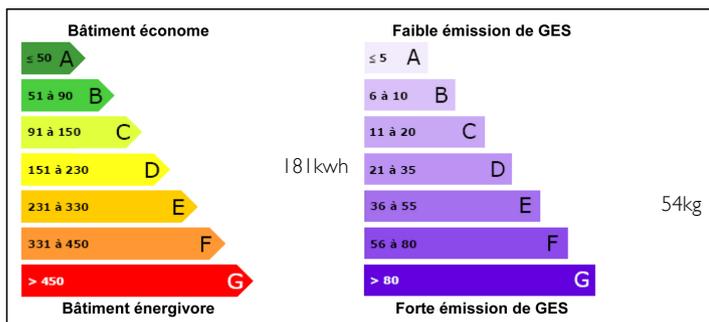
Town:	CALLAC
Department:	Cotes d Armor
Bed:	5
Bath:	2
Floor:	108 m2
Plot Size:	1554 m2



IN BRIEF

Situated within walking distance of all amenities including TGV train station this stunning 5 bedroom house is a must see. It has been recently renovated and all work completed to a high standard. There house is lots of living space which would accommodate a large family and friends. The gardens are well maintained and are enclosed.

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 House

There is a basement which houses the oil and boiler for the central heating system.

On the ground floor

- Entrance hall 13.8m²
- Conservatory
- Bedroom 1 17m²
- Lounge and dining room 31m²
- Fully equipped kitchen 14.6m²
- Bathroom 4m²
- Garage with upstairs space 27.2m²

Upstairs

- Landing 10.8m²
- 4 Double bedrooms 17.2m²; 14.4m²; 15.2m²; 15.9m².
- Bathroom 4.9m²

Outside

- Lean to car port
- Garden
- Private parking

LOCAL TAXES

Taxe foncière: 721 EUR

Taxe habitation: 108 EUR

NOTES