

Magnificent longère from the end of the 17th century Exceptional quiet environment 15 minutes from Amboise



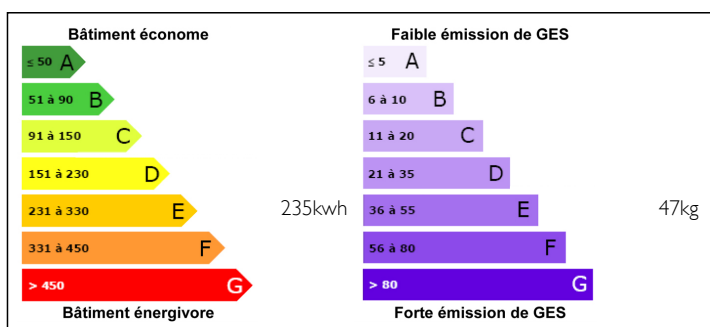
INFORMATION

Town:	Amboise
Department:	Indre-et-Loire
Bed:	4
Bath:	4
Floor:	230 m ²
Plot Size:	5211 m ²

IN BRIEF

Magnificent property of 230m² of living space on a land area of 5211m². Idyllic as a second home or main residence Exceptional the garden park with a swimming pool is buildable, ideal for your future projects of cottages, guest rooms, trailers or yurts to your ideas Quiet and no vis a vis neighbours, the farmhouse is located in a panoramic environment on the valley in the heart of the vineyards of Vouvray and Amboise near a golf for your practice of this sport and relaxation. Close to Tours at 25 minutes with airport for the United Kingdom and the SNCF TGV station for Paris or Bordeaux

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

Charming longère dating from the 16th and 17th centuries

Entirely restored by the owners with good materials
A cathedral lounge with a fireplace, a kitchen fully equipped with high technology (piano, dishwasher, etc.), a kitchenette with a fireplace, a bathroom and a toilet.

It consists of 4 bedrooms (suite), one of which is on the ground floor

LOCAL TAXES

Taxe foncière: 1180 EUR

NOTES