

OFFER ACCEPTED Large 3/4 bed house with two reception rooms, kitchen and garden in a friendly hamlet.



INFORMATION

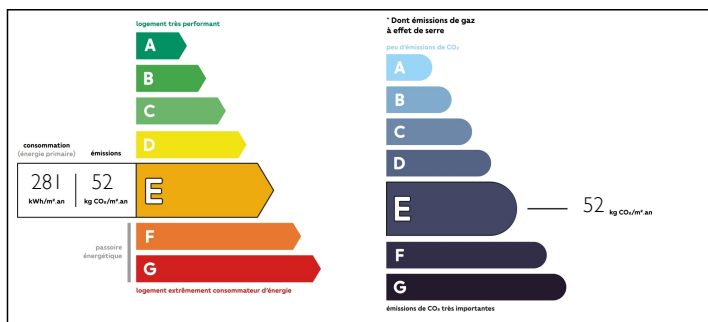
Town:	Saint-Barthélemy
Department:	Morbihan
Bed:	3
Bath:	1
Floor:	137 m2
Plot Size:	1033 m2

IN BRIEF

OFFER ACCEPTED This deceptively big semi-detached character house features two big reception rooms, a family sized kitchen and bath/shower room and separate WC. Upstairs are three large bedrooms and another room that could be a guest bedroom/office/studio along with a WC. Attached to the house is a large double garage and boiler room. Outside is a large garden, rear terrace and a separate outbuilding currently used for storage. The house forms one end of a row of three attached properties. The middle property is a rarely used holiday home and the property at the other end is a family home. All are situated in a pretty and friendly hamlet, a short distance from Baud and with easy access to the all the main roads. The property is very light and airy with 2m50 high ceilings in the bedrooms and big windows downstairs. It would benefit from updating, double glazing and...



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

OFFER ACCEPTED This deceptively big semi-detached character house features two big reception rooms, a family sized kitchen and bath/shower room and separate WC. Upstairs are three large bedrooms and another room that could be a guest bedroom/office/studio along with a WC. Attached to the house is a large double garage and boiler room. Outside is a large garden, rear terrace and a separate outbuilding currently used for storage. The house forms one end of a row of three attached properties. The middle property is a rarely used holiday home and the property at the other end is a family home. All are situated in a pretty and friendly hamlet, a short distance from Baud and with easy access to the all the main roads.

The property is very light and airy with 2m50 high ceilings in the bedrooms and big windows downstairs. It would benefit from updating, double glazing and perhaps a second shower room upstairs but has great potential as a holiday home or a permanent family residence.

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

NOTES