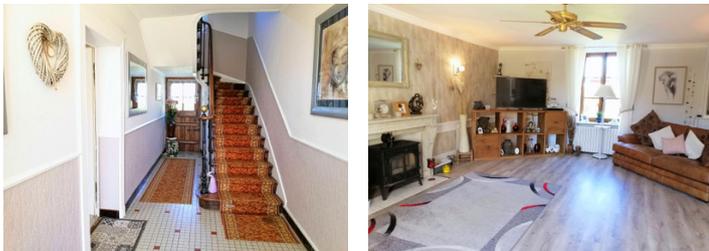


Wonderful country property with all those perfect little extras



INFORMATION

Town:	La Châtre-Langlin
Department:	Indre
Bed:	6
Bath:	3
Floor:	204 m2
Plot Size:	11980 m2

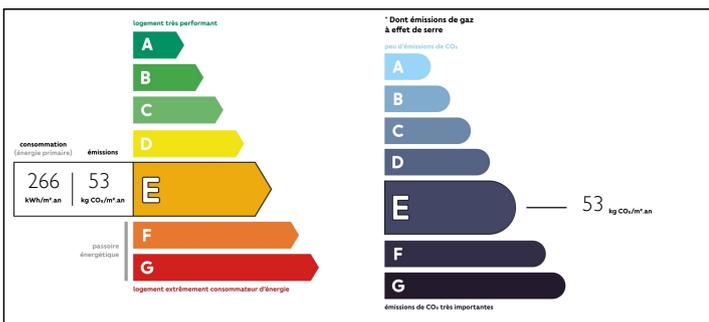


IN BRIEF

Beautiful country three bedroom home with a two bedroom gîte and a second gîte. This property is for those who enjoy entertaining and need space. Covered outside bar and outside kitchen on the deck surrounding a swimming pool. Four large attached barns all with good condition roofs begging to further developed. The grounds are big enough to have a horse and winding down a forest path a stream borders the base of the property. A secluded and private setting to bring the family or to have guests. 10 minutes to Saint-Benoît-du-Sault for supermarket, cafés, bakery and banking. 20 minutes to La Souterraine with trains to Paris and 50 minutes to the airport at Limoges. Fosse septique. Oil central heating and double glazing, plus wood burner in the main house. Additional photos and information on request.



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

Set off the country road and down a secluded driveway there are three buildings here that have already been converted for accommodation. The four attached barns are in great condition and ideal for further projects with the correct planning permissions.

Main house

The ground floor of the main house sets the mood for this place. It was created for entertaining and for families. There is a large lounge featuring a stunning mantel piece underneath which sits a wood burner.

The other side of the hallway is given over to the kitchen and dining area with space for a large dining table. Double ovens and a gas cook range. There is plenty of storage for all the kitchen gadgets and supplies.

Beneath the stairs, stone steps take you down into the vaulted wine cellar. Great space for the preserves, wine and beer.

A family bathroom and utility room complete the ground floor.

First Floor

On the next floor there are three lovely bedrooms. The master bedroom has a full ensuite bathroom with shower. One of the bedrooms joins the other and is currently used as a hobby room and office.

The attic is clean, warm and dry and displays the solid oak frame that supports the house. There is plenty clearance under the frames so this could make another two rooms or an extended master suite.

First gîte beside the main house

Setup to be totally independent, the ground floor has a full kitchen, WC and tidy lounge area. Upstairs are two...

NOTES