

Beautiful detached former schoolhouse, and its garden, set in a stunning location. Full of potential.



INFORMATION

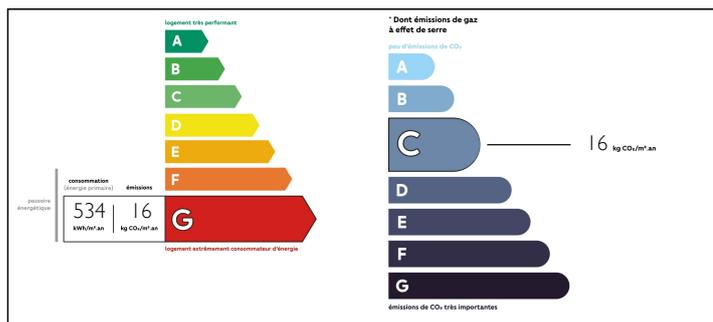
Town:	Lassay-les-Châteaux
Department:	Mayenne
Bed:	3
Bath:	1
Floor:	100 m2
Plot Size:	1100 m2



IN BRIEF

This beautiful former schoolhouse is situated in the historic commune of Lassay-les-Châteaux: a quaint market town nestled away in the rolling hills of the Mayenne countryside. With a little TLC, this heritage building can easily be transformed into a wonderful family home. It sits in the heart of a small village, just a short drive from the town centre, and offers a wonderful view of the church. The rooms are spacious and have nice high ceilings, offering 100m2 of living space. The partition walls are not load bearing, and therefore can be easily demolished to create a generous open-plan living space. The slate-tile roof is in great condition, and the loft space can be converted into another bedroom. The house also possesses a cellar, with direct access from the garden, which is 1100m2 in size. The house is plumbed and on mains drainage. Accessibility to the property: -Caen ferry port: 1H30 -Rennes...

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

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Accessibility to the property:

- Caen ferry port: 1H30
- Rennes airport: 1H30
- Paris: 3H

A great project with a lot of potential.

This charming house was previously used as a private school, right up until the 1970s, after which it was lived in until the 1990s. It sits opposite the beautiful romanesque village church, which was built back in 1868, after the previous church burnt down in a fire. We believe the house to date from the same period. A small shrine to the virgin Mary is also included on the land of the property, which is maintained by the local council.

The local area offers beautiful...

LOCAL TAXES

Taxe habitation: 25 EUR

NOTES