

Beautiful 4-Bedroom Home – Ideal as a Main Residence or Holiday Home – Ready to Move Into

EXCLUSIVE



INFORMATION

Town:	Saint-Julien-du-Terroux
Department:	Mayenne
Bed:	3
Bath:	3
Floor:	120 m2
Plot Size:	4254 m2

IN BRIEF

Hamlet property setting between spa town Bagnoles de l'Orne and the medieval town Lassay les Chateaux, in a country side setting ideal for those who love walking, biking.

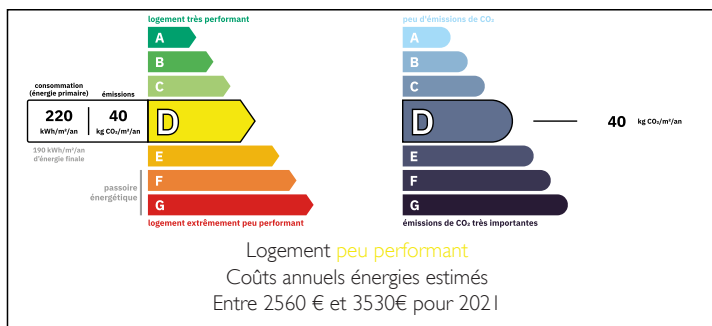
With land for horse lovers, and a beautiful orchard with apple trees , chestnut trees.

Close to the river Mayenne for the keen fishermen too.

Easy walking distance of the local village with bakery, butcher, grocer, doctors and primary school.



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 front door opens into a welcoming, fully fitted kitchen with ample space for dining, creating the heart of the home. Adjoining the kitchen are a practical utility/laundry room and a ground-floor shower room with WC.

The spacious living room features a wood-burning stove, providing a warm and inviting atmosphere, while a door opens directly onto the rear garden and orchard, allowing easy access to the outdoor living space.

The original wooden staircase leads to the first floor, where the generous principal bedroom benefits from its own en-suite shower room, WC and a charming Juliet balcony overlooking the gardens. Two further bedrooms are also located on this floor, one of which is currently used as a home office, together with a spacious family bathroom featuring a bath, double washbasin and separate WC.

A further staircase leads to the converted attic, offering a versatile fourth room that could be used as an additional bedroom, playroom, hobby room or dressing room, depending on your needs.

The living room features a wood-burning stove, creating a warm and welcoming atmosphere, while a door opens directly onto the rear garden and orchard, providing an attractive outdoor space to enjoy throughout the seasons.

Outside, the property benefits from a generous garden of approximately 2,000 m², including an orchard and plenty of space for gardening, keeping animals or simply enjoying the outdoors.

A substantial barn and two additional outbuildings offer excellent storage, workshop space or potential for a variety of future projects (subject to any necessary permissions).

With...

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