

A perfect one-bedroom holiday cottage in the countryside near Rostrenen and Carhaix.

EXCLUSIVE



## INFORMATION

Town:	Glomel
Department:	Côtes-d'Armor
Bed:	1
Bath:	1
Floor:	48 m <sup>2</sup>
Plot Size:	166 m <sup>2</sup>

## IN BRIEF

This lovely, one bedroom cottage, in a quiet hamlet just outside of Glomel, is ready to move into. Very tastefully decorated throughout, it requires only personal touches to make it your own.



## ENERGY - DPE

DPE not required.

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 directly onto the living area with cosy woodburner and the corner kitchen with modern units.

Upstairs is a mezzanine area leading onto the bathroom with WC and shower and a lovely double-bedroom with velux window.

There is a small garden area to the rear of the property.

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

## LOCAL TAXES

**Taxe foncière: 82 EUR**

**Taxe habitation: 98 EUR**

## NOTES