

## 2 bedroom Detached house in lovely hamlet of Loqueffret!



## INFORMATION

Town:	Loqueffret
Department:	Finistère
Bed:	2
Bath:	1
Floor:	70 m2
Plot Size:	139 m2



## IN BRIEF

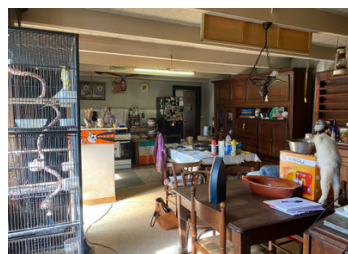
A wonderful renovation opportunity in the hamlet of Loqueffret but just 10 minutes drive to the picturesque village of Huelgoat. This property offers two bedrooms, a small front garden and a stone garage. A perfect retreat or project in the heart of Brittany.

## 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

Situated in a peaceful hamlet just outside the village of Loqueffret, this 2-bedroom s house is full of potential and character. it offers a fantastic opportunity for those looking for a renovation project or a tranquil holiday home in Brittany.

The main house currently comprises :

Entrance into the conservatory

Living room with a kitchen area

One bedroom,

A further bedroom leading to a bathroom and a separate toilet, which opens onto the outside.

Upstairs, there is a room opening onto the loft and attic, which can easily be converted,

Front courtyard.

Detached stone garage.

Total area: 195 m<sup>2</sup>.

## LOCAL TAXES

**Taxe foncière: 230 EUR**

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

## NOTES