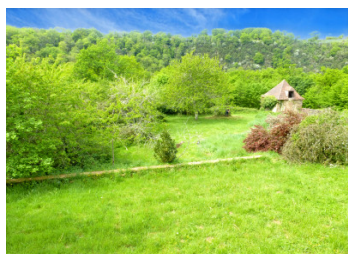


Spacious detached 5 bedroom house



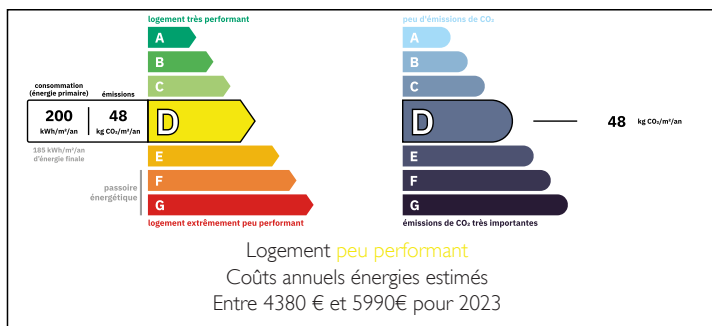
INFORMATION

Town:	Badecon-le-Pin
Department:	Indre
Bed:	5
Bath:	2
Floor:	190 m2
Plot Size:	2232 m2

IN BRIEF

Situated on the outskirts of the pretty artists village of Gargilesse with its winding river and restaurants. Spacious Character Home with Stunning Views

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.



LOCAL TAXES

Taxe foncière: 800 EUR

NOTES

DESCRIPTION

The property comprises an entrance hall with stairs leading to the upper floors.

The heart of the home is an exceptionally large kitchen-dining room featuring a wood-burning stove. The kitchen offers a unique and quirky layout, positioned centrally within one half of the room, creating a distinctive living space. Doors from the kitchen open directly onto the expansive wraparound terrace, perfect for outdoor dining and entertaining.

Also on the ground floor is another substantial reception room, flooded with natural light through bespoke floor-to-mezzanine-height glazed doors and windows. These provide spectacular views towards the rear of the property, with the picturesque church of Gargillesse perched on the hilltop beyond. Off this room are a laundry area and a large shower room with WC.

On the first floor, a spacious mezzanine area enjoys breathtaking views through the full-height windows and is currently used as a home office. This level also offers three generous double bedrooms and a family shower room with WC.

The second floor provides two further exceptionally large bedrooms, offering flexible accommodation for family or guests.

Beneath the house is a cave/boiler room providing useful storage and utility space.

Outside, the property benefits from a large private garden, mainly laid to lawn, and features not one but two traditional pigeon towers (pigeonniers), adding to its character and charm.

Living space is approximate

The beautiful village of Gargillesse is approximately 2 km away. The larger town of Argenton-sur-Creuse is around 10 km from the property, while Eguzon and