

Charming contemporary 3 bed house and outbuildings ,located near scenic medieval town (Turenne)

EXCLUSIVE



Leggett Immobilier

INFORMATION

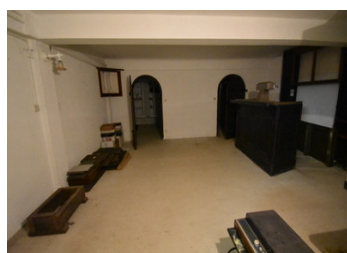
Town:	Turenne
Department:	Corrèze
Bed:	3
Bath:	2
Floor:	166 m2
Plot Size:	2600 m2

IN BRIEF

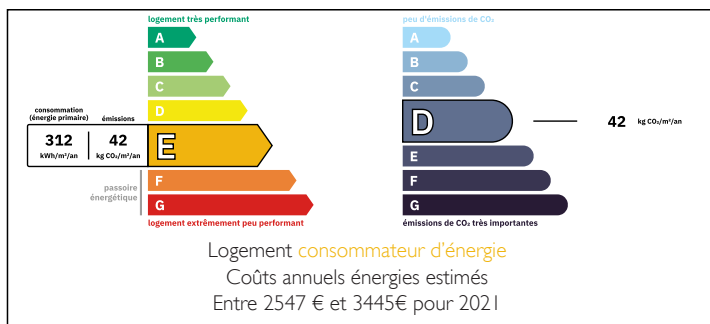
Modern 3 bed house with own private garden a large detached garage which could be turned into a guests house or a gite. The property is located minutes walk from the centre of picturesque Turenne labelled one of the most beautiful villages of France, this medieval village will enchant you with its cobbled streets lined with imposing townhouses , panoramic views on surrounding countryside and visits to its artisanal shops. On thursday early evenings visit the local produce market and sample the delicacies , explore the neighbouring villages of Curemonte, Beaulieu sur Dordogne or Collonges la Rouge within a 80km cycle run and you will understand the popularity of this village in the tourist season.

3 other labelled beautiful villages of France within 15km with Collonges la Rouge 6km, Martel 13km and Curemonte 14km.

Brive airport...



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

Ground floor
Dining room with fireplace
Fitted and equipped kitchen
Staircase to the next floor

First floor
Living room
Separate toilet
Shower room

Bedroom 1
Bedroom 2
Second floor
Bedroom 3
Separate toilet
Bathroom
Study

Outside, a large, tree-lined garden of 2,600 m²
Spacious garage housing the boiler and fuel oil tank, with a second room at the rear to be finished off. There is a second level with access to the garden, featuring a large lounge/games room alongside a bar area, a pantry and a wine cellar.

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

LOCAL TAXES

Taxe foncière: 1334 EUR

NOTES