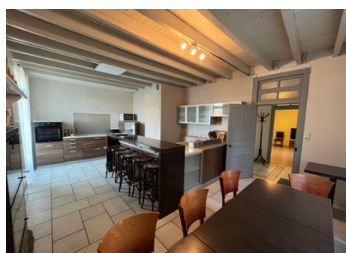
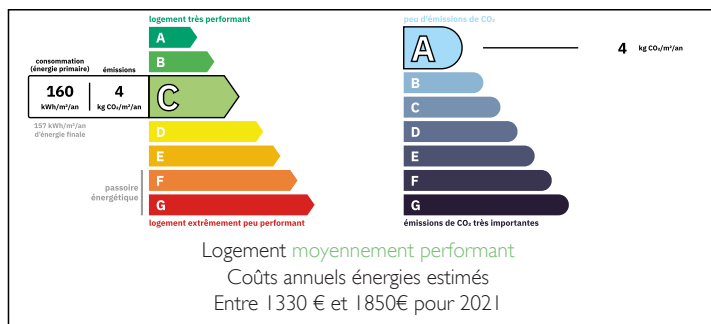


Beautiful stone house with gardens, well, barn, set in a quiet cul de sac

EXCLUSIVE



ENERGY - DPE



INFORMATION

Town:	Moissannes
Department:	Haute-Vienne
Bed:	4
Bath:	2
Floor:	175 m2
Plot Size:	2930 m2

IN BRIEF

Ideally located in a very small hamlet on a quiet cul de sac this very attractive and substantial stone house comes with garden, terraces, additional parking area, large barn and well. It is finished to a high standard and benefits from 4 bedrooms and two bathrooms.

The kitchen is fitted to a high standard and has a built in Electrolux oven and a wood burner with stove/grill. The very attractive lounge has a Rocal wood burner.

The first floor has 3 good sized bedrooms and a bathroom.

The second floor has a bedroom, lounge, games area and bathroom and offers excellent accommodation for older children.

Outside there is a lovely large terrace. There is a large attached barn (with electronic roller shutter door), and garden with a well. There is also an outbuilding with bread oven that needs renovating...

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 main entrance at the front of the house (accessed via gated and walled terrace) leads into a hallway (10m²), which also has a door at the rear of the house leading onto the terrace. There is a WC off the hallway.

To the left of the hallway is the fitted kitchen/dining room (27m²) with a wood burning stove/grill and a built in oven. A door to the rear of the kitchen leads to the garden at the side of the house.

To the right of the hallway is the lovely light and airy lounge (25m²) with wall mounted log burner. From the lounge there is a staircase down to the cellar.

A staircase from the hallway and passing through the lounge lead to the first floor which has three bedrooms (16m², 12m² and 14m²) and a fitted bathroom.

Further stairs lead to the second floor where there is a magnificent open plan bedroom, bathroom, lounge, games area totaling 46m².

Externally at the rear of the house is a large terraced area, and large garden area with lawns, trees and a well.

The barn which is attached to the house can be accessed from the front (electronic roller shutter door) or rear from the terrace. Inside the barn there is the pellet fueled boiler for the central heating system.

There is gated access for vehicular parking to the right of the barn. At this side of the barn is a former piggery which now provides useful storage space.

A piece...

NOTES