

Two properties magnificently renovated. Cottage and a barn conversion. 4 bedrooms 3 bathrooms with land,



## INFORMATION

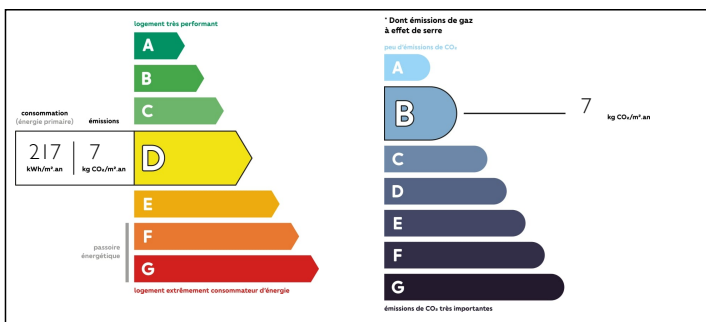
Town:	Plumieux
Department:	Côtes-d'Armor
Bed:	4
Bath:	3
Floor:	180 m2
Plot Size:	2600 m2



## IN BRIEF

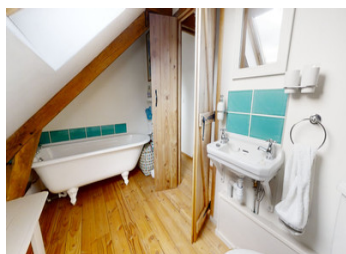
2 properties for the price of one!! Situated in a small hamlet but only 10 minutes from Ploeme/Loudeac and the main motorways to RENNES or VANNES. The coast is within an hour. This is my PICK OF THE YEAR. Stunning renovation with style, attention to detail and high-quality materials. The first property is country cottage style. Blue shutters, new roof, and original stone. Entrance to the open plan kitchen /diner and lounge with character personified. Exposed beams, wood burner, electric radiators. The lounge has solid oak flooring a wood burner with wood fire place and access to the rear garden. The kitchen has terracotta floor tiles, shaker style kitchen with bespoke kitchen units made for this space. aga style oven with extractor; dishwasher and belfast sink, complete this fabulous space, BEAUTIFUL.. Plenty of space for a large farmhouse table LAURA ASHLEY INTERIORS.

## 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

There is a ground floor w,c and wash basin, with towel radiator and access to the rear garden.

The first floor has a spacious landing with wood floors and built-in units for storage.

The two spacious bedrooms are delightfully renovated and decorated, with style, grace and high-end materials, exposed A frames, wood floors, and electric radiators with double-glazed and Velux windows with blinds. The bathroom is modern and bright with wood floors, cabin shower, w,c and wash basin, velux window, and a dressing room area. Again a beautiful space.

The renovated barn is OUTSTANDING. Old meets new.

The entrance is either via the utility room or the open-plan living space.

The utility has handmade units with a tiled floor, open fireplace, and pot belly stove( not connected) The property has a ground-floor shower room with w,c, shower cubicle, and high-quality fixtures and fittings.

The living space is a double-height vaulted ceiling bursting with natural light. Thanks to it double-height windows with bi folding doors, and fabulous view of the garden and terrasse.

Oak floors, and handmade doors with latch locks made perfectly to fit this space.

The kitchen is also equipped and in perfect harmony with the property and the standard of workmanship, with an island in the center.

Ample space in this loft-style space for a dining table and a cozy lounge with a wood burner recently installed and electric radiators.

The hand-made oak staircase leads to two bedrooms with double-glazed windows, exposed beams, and stone work, and Velux windows...

## NOTES