

An elegant & spacious home full of character with pool and converted barn minutes from Eymet



INFORMATION

Town:	Eymet
Department:	Dordogne
Bed:	4
Bath:	2
Floor:	198 m2
Plot Size:	1040 m2

IN BRIEF

This splendid family home will charm you the moment you step through the door. With exposed beams & stone walls, it is bursting with character plus, it is situated in a gorgeous garden with a pool and converted barn. The spacious house is set over 2 levels & comprises of 4 bedrooms, 2 bathrooms, an open plan kitchen/dining room/ lounge with wood burner plus an adjoining utility room & WC. There is also a stunning large formal lounge and a dining room with wood burner. The stone barn has been renovated on the ground level & comprises of 2 large bedrooms & a bathroom plus the upper level could be utilised for additional accommodation. Relax by the pool in the pretty enclosed garden or take a walk directly down to the river. This property is ideal as either a family or holiday home and the barn is perfect for those wishing...



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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

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Lounge / Diner / Kitchen (approx 51m²)

- tiled floor, exposed stonework
- wooden built-ins with marble tops, stone sink & wood burner
- staircase to upstairs

Formal lounge / diner (approx 48m²)

- wooden floors, exposed stonework, beams, panelled walls & wood burner

Laundry / Utility (approx 9.5m²)

- washing machine & dryer
- tiled floor, exposed stonework & double sink & cupboards
- door to garden

WC with sink (approx 2m²)

First Floor

Bedroom 1 (approx 20m²)

- wooden floor & exposed stonework
- air conditioner

Bathroom 1 (approx 10m²)

- wooden floor & exposed stonework
- shower, bath, bidet & 2 sinks

WC (approx 2m²)

Bedroom 2 (approx 12m²)

- wooden floors

Bathroom 2 (approx 5.5m²)

- bath with shower, sink, wc & heated towel rail

Bedroom 3 (approx 14.5m²)

- wooden floor

Bedroom 4 (approx 10m²)

- wooden floor

Hallway (approx 13.5m²)

- wooden floor & exposed stone

Outbuilding. /Barn

Hallway / Entrance (approx 23m²)

- stone staircase to upper level, tiled floor & door

NOTES