

Large 3 bedroom house in mature gardens with 2 stone barns in quiet location near town, needs some renovation.

EXCLUSIVE



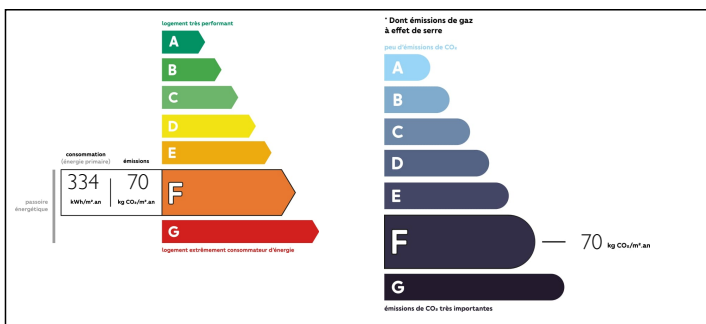
INFORMATION

Town:	Carhaix-Plouguer
Department:	Finistère
Bed:	3
Bath:	3
Floor:	189 m2
Plot Size:	5400 m2

IN BRIEF

The beauty and seclusion of the countryside with all the convenience and attractions of town life. Secluded 3 bedroom family home with large attic partially converted to give 3 extra bedrooms or studio/office space. Extensive mature gardens of nearly an acre and a half with well. Two large stone barns for potential conversion to habitation. The house has a slate roof in good condition and the adjoining 1000² barn has a new metal roof. The house has been used as a holiday home for several years and requires some refreshment to the interior. In quiet location yet walking distance to Carhaix town with all amenities including banks, school, train station, hospital, dentists, doctors etc. 2km from the Nantes Brest Canal cycling and walking route

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

Hallway 7.8m²

Kitchen. 20m²

W.C. 1.9m²

Living room 52m²

1st Floor

Landing 18.8m²

Bedroom 1 12.2m² with ensuite bathroom 4.8m²

Bedroom 2 8.3m²

Bedroom 3 17m²

2nd Floor

Landing 3.8m²

Room 1 8.9m²

Room 2 12m²

Room 3 14.9m²

Attached garage/barn 100m²

Detached barn 50m²

Potting shed 10m²

Plot size 5400m²

Train Station 2km

Airport 80km / 1 hour

NOTES

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