

Beautiful renovated townhouse with 5 bedrooms in the heart of Aubusson with fantastic views

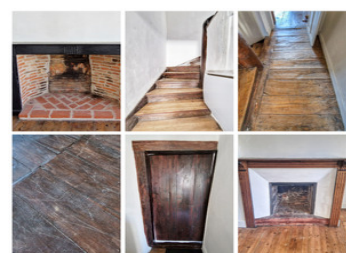
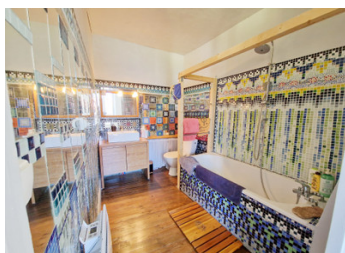
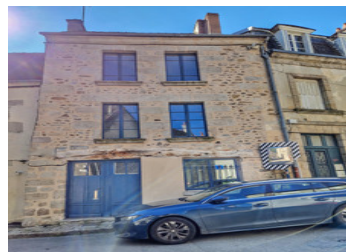
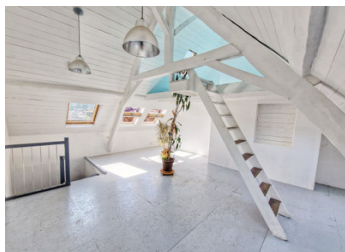


INFORMATION

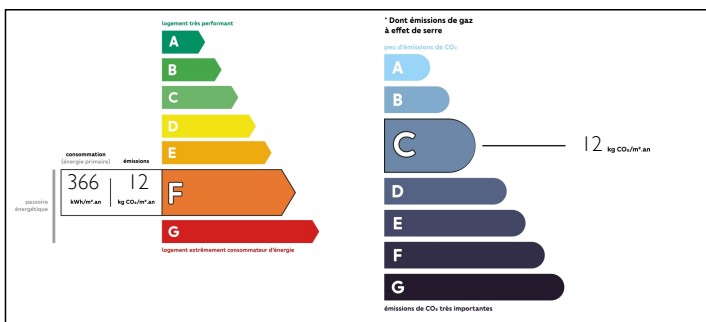
Town:	Aubusson
Department:	Creuse
Bed:	5
Bath:	3
Floor:	127.33 m2
Plot Size:	0 m2

IN BRIEF

This beautiful, fully renovated townhouse could be an amazing holiday home as it is a perfect lock up and leave property - it could also be a boutique bed and breakfast as it has 5 bedrooms! It is currently used as an office but would also make an amazing artist's studio because of the natural light. The property is double glazed throughout and is heated by electric radiators and a woodburner. It is packed full of original features! It is in the medieval quarter of the tapestry town of Aubusson and has fantastic views over the town and the River Creuse. Aubusson boasts a great range of shops, restaurants, bars, a theatre, a cinema, a hospital, schools, colleges and of course the world renowned tapestry museum.

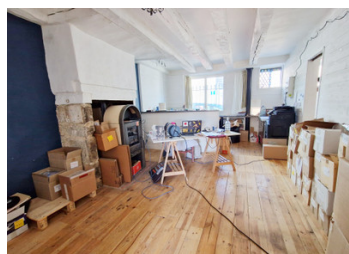


ENERGY - DPE



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.



LOCAL TAXES

Taxe foncière: 1000 EUR

NOTES

DESCRIPTION

GROUND FLOOR: entrance hall, kitchen/dining room with wood burner (6.5m x 3.7m), sitting room (3.7m x 3.2m), WC and laundry.

Cellar with vaulted ceiling beneath.

FIRST FLOOR: original staircase leads to the first floor where there is a small landing, Bedroom 1 with built in wardrobe (4.1m x 4.5m), Bedroom 2 (4.4m x 4.5m) with original fireplace and ensuite bathroom (2.2m x 1.8m) with washbasin and WC.

SECOND FLOOR: landing, Bedroom 3 (3.8m x 4m), Bedroom 4 with original fireplace (4.5m x 4.3m) with ensuite bathroom with bath, shower, washbasin and WC (3.2m x 2m)

THIRD FLOOR: Bedroom 5 with small mezzanine (4.6m x 5.5m)

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