

Charming home with countryside views

EXCLUSIVE



INFORMATION

Town:	Combiers
Department:	Charente
Bed:	2
Bath:	1
Floor:	75 m2
Plot Size:	747 m2

IN BRIEF

In a hamlet in Combiers, this stone house is set in 822m2 of wooded land with uninterrupted views over the countryside and currently offers 2 bedrooms.



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

In a hamlet in Combiers, this stone house is set in 822m² of wooded grounds with uninterrupted views over the countryside.

This house offers on the ground floor
A luminous living room of 35m² opening onto a pleasant terrace overlooking the view
A kitchen of 18m² to convert
Separate wc.
A large 4m² shower room
A 9m² bedroom adjoining the shower room.
Upstairs, an attic bedroom of approx. 10m² (Carrez law).

Some work is required on this house, which promises a peaceful lifestyle.

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

NOTES