

Simply beautiful four bedroom stone house with large garden and wide open views.

EXCLUSIVE

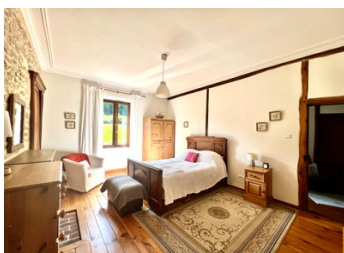


INFORMATION

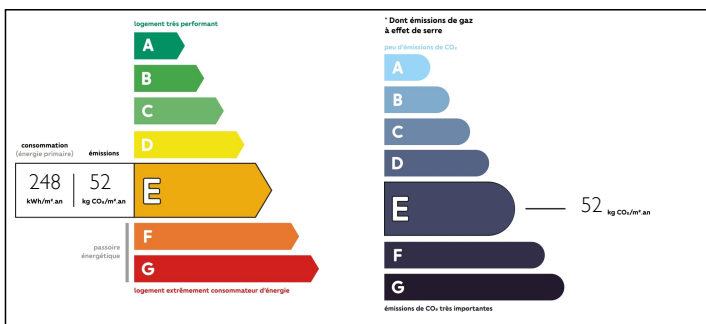
Town:	Fursac
Department:	Creuse
Bed:	4
Bath:	2
Floor:	235 m2
Plot Size:	8935 m2

IN BRIEF

A rare find, this outstanding house has been completely renovated to a very high standard, keeping lots of the original character and charm, and finished with taste and a good eye for detail. The property sits on a very quiet country lane surrounded by the beautiful Limousin countryside. The garden sweeps down from the back of the house, and is well established with lots of trees and large plants. There is a small woodland, that the owners have used over the years to cut and heat the wood burning stoves. Back up on the terrace, you can enjoy the far-reaching, unspoilt views beyond. Close to a village with amenities, including a grocery store, boulangerie, café bar, hotel with restaurant. The nearest market town is La Souterraine, a 12km drive away, with schools and a college, train station with direct trains to Paris, 2.45 mins, and lots of boutiques, supermarkets and a...



ENERGY - DPE



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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.



LOCAL TAXES

Taxe foncière: 1072 EUR

NOTES

DESCRIPTION

The house has double glazing throughout, oil fuelled central heating and two wood burners. The roofs of the house and barn are in very good condition. The septic tank system was installed in 2005 and conforms to modern standards. The house has had a complete rewire and new plumbing, and the floor of the attic is insulated. The vendors keep everything in an excellent state of repair and very well maintained.

On the ground floor:

Entrance hallway.

Bureau, second salon with stone fireplace and wood burner fire, 13m²

Modern fitted kitchen with floor and wall cabinets, and a range cooker, 12.09m²

Open plan salon, dining room, with exposed stone walls, two sets of double doors to enjoy the view of the garden below, and a wood burner fire 56m²

Second kitchen, Laundry room with units and workspace, freezer and storage area, 10.88m²

On the first floor:

Landing of 11m

Bedroom 1, 17.06m²

Bedroom 2, 18.13m²

Bedroom 3, 17.64m²

Bedroom 4, 17.64m²

The bedrooms have exposed stone walls, wooden floors and views to the front and the back of the property.

Large family bathroom with bath, 8m²

Second family bathroom with bath, 11.55m²

On the second floor is a large attic room of 55m², ideal for renovating.

Outside the cellars make up a total of 60m² running the length of the property.

A covered hangar, ideal for car parking, 27m²

The large barn, over two floors is approximately 140m²