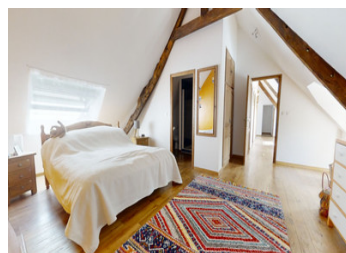


Beautifully renovated 4 bedroom detached stone property with 4 bathrooms and a two bedroom gite. JOSSELIN



INFORMATION

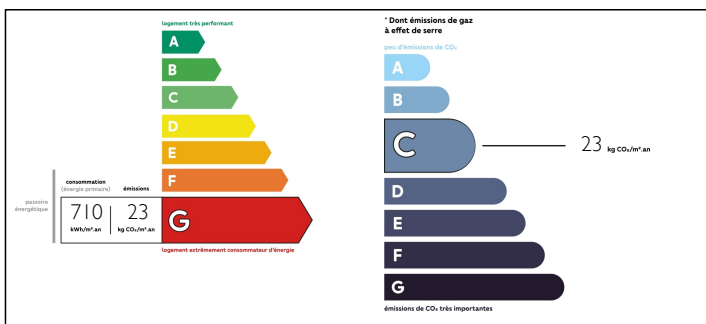
Town:	Forges de Lanouée
Department:	Morbihan
Bed:	6
Bath:	5
Floor:	220 m2
Plot Size:	2500 m2



IN BRIEF

Exquisite 4-Bedroom Countryside Retreat with 2 bedroom gite, with Modern Elegance! Discover the epitome of luxurious country living in this breathtaking 4-bedroom detached home that has been meticulously renovated to an exceptional standard. Nestled in the serene countryside, yet a mere few minutes away from the enchanting medieval town of Josselin, with its majestic château and picturesque canal, this property offers an idyllic blend of tranquility and convenience. Key Features Prime Location: Situated within an easy one-hour drive to both cities of Vannes and Rennes, and an hour's journey to the stunning coastline, this property offers the perfect balance between rural retreat and modern accessibility. Not to mention the local schools, colleges, markets and supermarkets all within a short drive or walk. Unparalleled Charm: As you step into the main house, you'll be greeted by a sense of warmth and character that envelopes every corner.

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

???? . The newly fitted, fully equipped kitchen beckons culinary adventures, while the open-plan living space boasts exposed beams and stonework, seamlessly blending history with contemporary living.

???? Cozy Ambiance: Gather around the charming inglenook fireplace, complete with a wood burner, on chilly evenings, creating a cozy and inviting atmosphere that's perfect for relaxation and making lasting memories with loved ones.

□ Accessibility at its Best: The ground floor offers the convenience of wheelchair accessibility and is disability-friendly, featuring elegant tiling throughout. The spacious first floor suite includes an Italian shower, designed with wheelchair access in mind, ensuring comfort and convenience for everyone.

Ascend to the first floor and be greeted by a grand hallway adorned with expansive Velux windows, framing the garden views. The oak flooring throughout the first floor adds a touch of luxury, leading you to three generously sized double bedrooms, two of which boast en-suite facilities. A family bathroom, complete with a bathtub.

NOTES

Gite :

But wait, there's more! The property unfolds into an additional gem – a fabulous 2-bedroom gite, presenting an incredible opportunity for a thriving business or a welcoming granny annexe. As you enter the open-plan living and dining area, a cozy wood burner becomes the heart of the space, complemented by tiled flooring, exposed stone walls, and rustic wooden beams. A ground-floor shower room and a WC with a bathroom sink complete the picture.

The gite's first floor unveils two well-appointed bedrooms, providing the perfect setting...