

Well appointed, three bedroom detached property



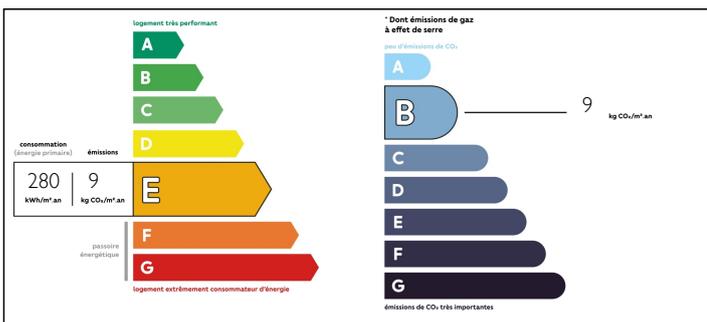
INFORMATION

Town:	Cuzion
Department:	Indre
Bed:	3
Bath:	2
Floor:	89 m2
Plot Size:	2089 m2

IN BRIEF

This lovely modern, light and airy property stands in its own private garden with field views to the back.

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

Enter into the garden through private gates. The house stands well back from the lane and can not be seen when driving past.

There is plenty of parking, currently housing a car and a large motor home but space for more if wanted. There is a garage which has an attic above it.

Enter into the bright modern house into the open plan living space. Here you have a good size lounge area with wood burning stove. Over towards the back of the house is the dining area and well equipped kitchen is to the left of that.

Also downstairs, through another door is a lovely downstairs bedroom to the front of the property with french doors leading to the garden. There is also a bathroom with W.C on the ground floor.

Upstairs there are two further bedrooms, one of which has an ensuite bathroom and W.C. The house is double glazed throughout and has electric radiators. The garden is a good manageable size, is fully fenced and has the bonus of a large above ground pool. A lovely family home in a great location.

You are 1km to the large leisure lake, approx 9.5 kms to the nearest town with a good size supermarket and around 90 kms to Limoges with its international airport

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

LOCAL TAXES

Taxe foncière: 260 EUR

NOTES