

Traditional detached stone house with 3 bedrooms, barns and large garden with woodland

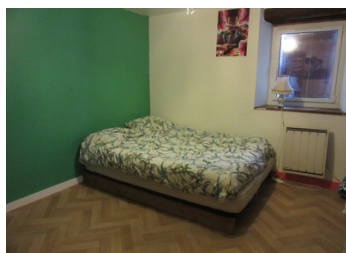
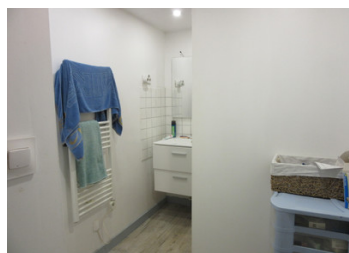


INFORMATION

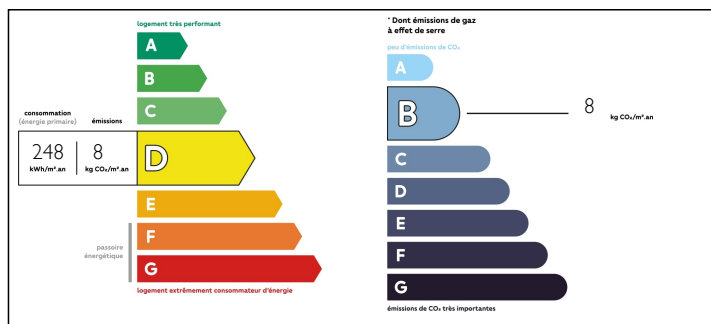
Town:	Valence-en-Poitou
Department:	Vienne
Bed:	3
Bath:	1
Floor:	127 m2
Plot Size:	4285 m2

IN BRIEF

This detached stone house has been renovated to create a comfortable home. With large garden, which has a section of woodland.



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

GROUND FLOOR

Entrance leading into a country style fitted kitchen, with plenty of storage.

WC - with plumbing for washing machine.

Sitting/dining room - spacious and bright room with exposed stonework and beams. Large patio doors lead out in the garden.

Storage area - practical storage area.

Master bedroom - attractive double room, with wooden floor and basin.

Shower room - modern shower room with WC.

FIRST FLOOR

Spacious landing leads to: -

Office/study (8.5m).

Bedroom 2 and 3 - attractive double bedrooms.

Bathroom - with bath and overhead shower and basin.

NOTES

EXTERIOR

The garden is accessed via large gates. To the left is an attractive two storey stone outbuilding.

Attached to the house is a large barn (approx. 70m²) which has a log store at the end. Attached to the barn are additional outbuildings, perfect for garden equipment etc. There is also an old bread oven.

The garden is a good size with fruit trees, including mirabels, abricots, apples and cherry. There is also a section of woodland.

LOCATION

In a small hamlet, approximately 3.6km from the nearest village with a bar/restaurant. The larger town of Couhé is about 7.3kms away, which offer a good selection of shops, supermarkets, bar/restaurants etc as well as easy access to the N10. The larger city of Poitiers is around 40km which has a large selection of retail outlets, a train station and airport. The alternative airport in Limoges is about 101kms away. The coast and historic port of La Rochelle is...