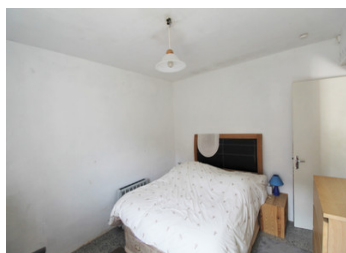


Two-bedroom longere with part renovated barn and second two-roomed house and barn to renovate.



## INFORMATION

|             |        |
|-------------|--------|
| Town:       | Tilly  |
| Department: | Indre  |
| Bed:        | 2      |
| Bath:       | 1      |
| Floor:      | 166 m2 |
| Plot Size:  | 672 m2 |



## IN BRIEF

The property is at the end of a cul-de-sac with buildings both sides of the road. The house has internal access to the part renovated barn to provide either an extension to its surface area or a separate second unit of accommodation (kitchen, lounge and dining room, stairs to mezzanine providing bedroom shower and separate WC). The barn has separate external access. Opposite are a range of buildings including a bread oven, garage, two-roomed house, barn and garden. The house has recently had the roofs replaced. Conforming fosse (2019)

## 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

Perfect for either a holiday home or to continue the renovations to provide a home to your own specifications or potential income.

Kitchen / diner with tiled floor and exposed beams (19m<sup>2</sup>), living room with wood-burner and exposed beams (18m<sup>2</sup>), two bedrooms (11m<sup>2</sup> and 12m<sup>2</sup>), bathroom.

Attached and connected to house is a large partly renovated second house (65m<sup>2</sup>).

The town of Chaillac is 9km away and provides a variety of restaurants, bars and supermarkets. The local airports of Poitiers and Limoges are both within a 1-hour drive and have regular flights to the UK throughout the year.

The ferry port of Caen is less than a four-hour drive away (370km).

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

## NOTES