

A wonderful large lock up leave 5 bedroom house in the centre of this popular village

EXCLUSIVE



INFORMATION

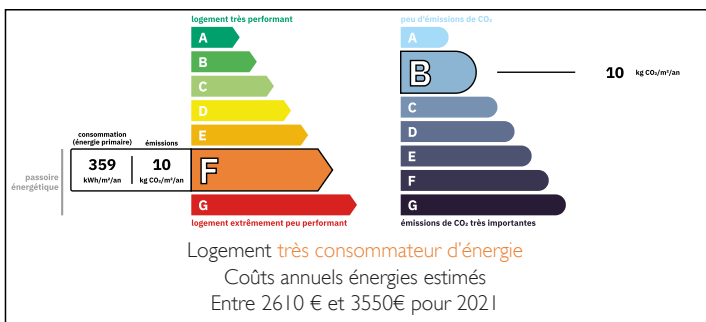
Town:	Azat-le-Ris
Department:	Haute-Vienne
Bed:	5
Bath:	2
Floor:	234 m2
Plot Size:	0 m2

IN BRIEF

Looking for a large home that can accomodate your family and guests? This house boasts lots of room - large kitchen big enough for that farmhouse table, two reception rooms - one could be a large diner. There is no garden but room to put table and chairs outside and watch the quiet village life go by



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

Kitchen 5.2m x 5.6m

Dining Room / Living Room 6.7m x 5m

Living room 4.3m x 6.3m

Hallway 3.4m x 6.3m

Bathroom 1.7m x 2.2m

Three staircases to first floor

Bedroom 1 5.2m x 5.7m

Shower room / toilet 2.8m x 2.7m

Bedroom 2 5m x 5.4m

Stairs to attic

Bedroom 3 6.5m x 4.5m

Stairs to second floor bedroom 4 3.7m x 6.1m

Stairs to second floor bedroom 5 5.3m x 8.6m

Heating is by wood burner

No garden but there is outside space for table and chairs at the front of the house

The village has a bar, post office and a new bread dispensing machine

The airports of Limoges and Poitiers are approx 1 hour away

The towns of Le Dorat and Montmorillon are 20 minutes and 30 minutes drive away

The house is in very good condition and has been tastefully updated by the current owners

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

LOCAL TAXES

Taxe foncière: **943 EUR**

Taxe habitation: **EUR**

NOTES