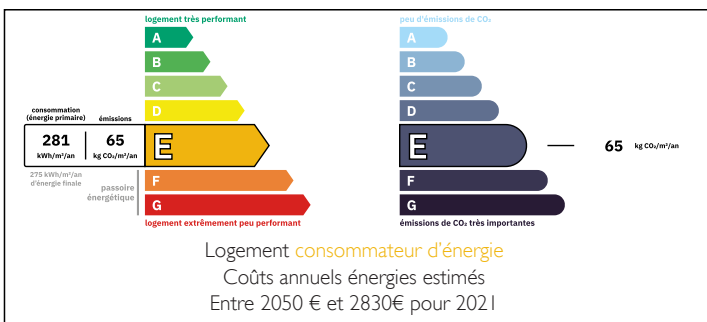


Large town house with possibility of a gite or apartment 3 bedrooms 1 bathroom with outbuildings and courtyard.



## ENERGY - DPE



## INFORMATION

Town:	La Chèze
Department:	Côtes-d'Armor
Bed:	3
Bath:	1
Floor:	120 m2
Plot Size:	100 m2

## IN BRIEF

Beautiful town house situated in LA CHEZE. 15 minutes from PLEMET and LOUDEAC and Rennes in under an hour. The village has all amenities within walking distance. La cheze is a beautiful village with a river, open air swimming pool and a listed chateau.

Entrance to the main property to a fitted kitchen with tiled floor and double glazed windows with shutters. To the left is the office for the business attached but could be a lounge or snug. The large showroom has been renovated with tiled floor, large aluminium windows and doors. A lovely bright space with central heating. This could easily be made into a studio or gite. The first floor is a beautiful space. Original parquet floors three large windows an insert wood burner and corner kitchen. This could be a studio. There are two further bedrooms with parquet

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

Master suite or large appartement.

The property could be a large family home with a gite to rent attached or split into 3/4 appartements. The property has a large stone outbuilding with another level which again could be made into an appartement or stay as a workshop and storage.

DIMENSIONS TO FOLLOW

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

## LOCAL TAXES

Taxe foncière: 516 EUR

Taxe habitation: EUR

## NOTES