

Two town houses for the price of one with garden, BBQ area and a piece of land.

EXCLUSIVE



INFORMATION

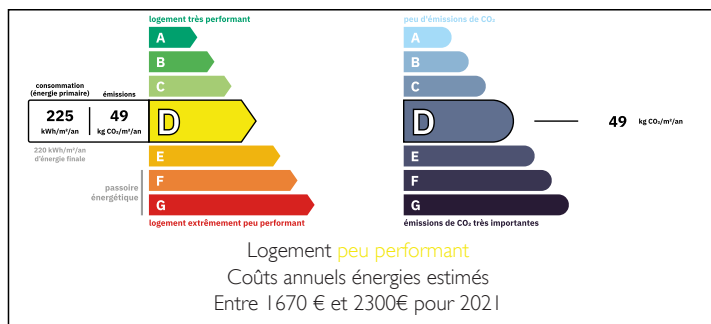
Town:	Bellac
Department:	Haute-Vienne
Bed:	4
Bath:	2
Floor:	115 m2
Plot Size:	600 m2

IN BRIEF

A spacious family home with 4 bedrooms with a terrace, garden and additional piece of land. This house oozes charm and maintains many features.



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

On the ground floor, there is a hallway, toilet, shower room and cave. On the first floor, a large kitchen and living room leading onto a terrace and garden. On this floor there are two bedrooms and a jack and Jill bathroom.

On the second floor, there are two additional large double bedrooms.

The second part of the house attached there are two additional rooms ready to be converted. A large attic room. A small plot of land across the road, ideal as a vegetable garden or additional outside space.

A hamlet on the edge of Bellac is friendly and popular with great amenities closeby. The town of Bellac is only 5 minutes away and has all amenities needed such as supermarkets etc

The airports of Limoges and Poitiers are 30 minutes and 80 minutes respectively. Also, there is a train station at Bellac that connects to main lines of Bellac and to Paris.

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

LOCAL TAXES

Taxe habitation: EUR

NOTES