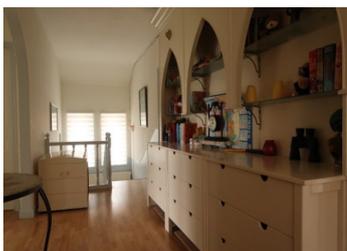


Great well-maintained property in Saint Moreil



INFORMATION

Town:	Saint-Moreil
Department:	Creuse
Bed:	5
Bath:	2
Floor:	170 m ²
Plot Size:	24341 m ²

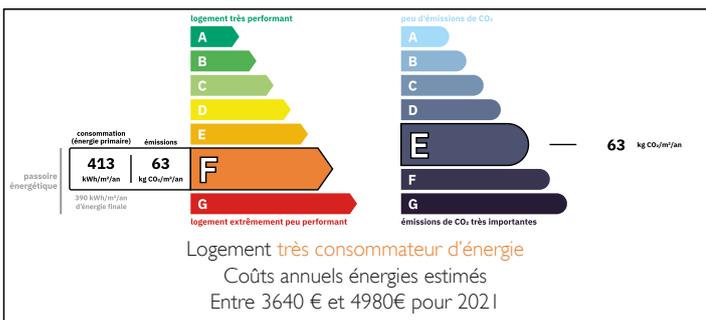
IN BRIEF

Saint Moreil (23) Creuse.

This town house offers plenty of space and luxuries plus a big garden and great views.

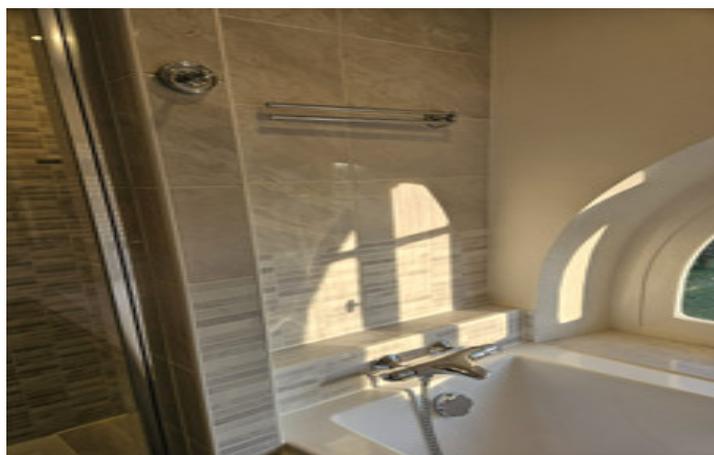
A B&B business is easy to start, as she offers plenty of room. Limoges is only 50 minutes away.

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

Jacco van Mourik proposes an impressive property in Saint Moreil with loads of space and extra's. The adjoining garden is well maintained, with a total size of 5700 m².

If you are looking for a holiday home, a family, or a business opportunity (B&B), then this is the property you might want to come and see.

Saint Moreil is an interesting calm town amidst the limousin hills and fields. It offers a weekly market on Thursday, and a bar/restaurant that offers meals every day.

The house is built on a ground level consisting of a garage, a heating room, and three cellar spaces.

On the main floor:

An entrance hall with original wooden door, a large hallway with newly built wooden staircase, a kitchen / dining room with log burner (33 m²), a lounge with log burner (15 m²), a bathroom (6 m²), and a room that could be a downstairs bedroom, an office, or of other use (12 m²).

First floor:

A big landing (12 m²), four bedrooms (18, 15, 14, 13 m²) and a separate bathroom with tub and shower (5 m²).

The attic space could be converted into more habitable space.

- ++ Detached garage / barn with a two levels – 2 x 70 m² - NEW ROOF! ++
- ++ Outdoor covered BBQ area with electricity and light – 31 m² ++
- ++ Central heating gas (underground tank in garden) ++
- ++ Garden room with electricity – 18 m² ++
- ++ Old chicken house and pigsty – 25 m² ++
- ++ Garden 5700...

LOCAL TAXES

Taxe foncière: 750 EUR

Taxe habitation: EUR

NOTES