

Spacious 4/5 bedroom village house, with enclosed parking, barns outbuildings, great business potential.....



## INFORMATION

|             |         |
|-------------|---------|
| Town:       | Pressac |
| Department: | Vienne  |
| Bed:        | 5       |
| Bath:       | 2       |
| Floor:      | 169 m2  |
| Plot Size:  | 646 m2  |



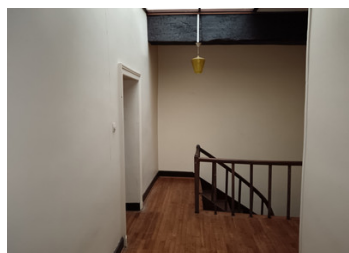
## IN BRIEF

This centrally located village house is deceptively spacious. It comprises of an entrance hallway with a lounge, living dining room, downstairs bedroom, wc, and shower room and a large kitchen.



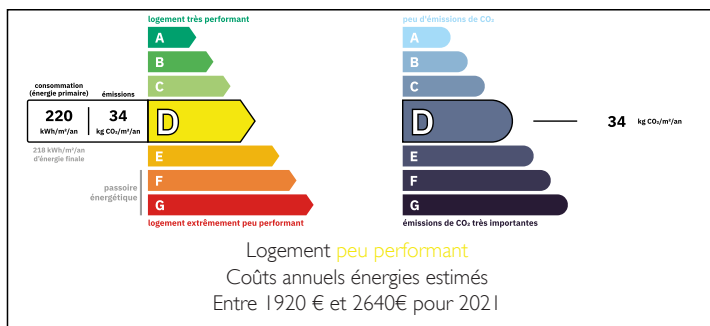
On the first floor there is a large landing with 4 good sized bedrooms and a wc.

There is an attic which could also be converted subject to relevant planning permissions.



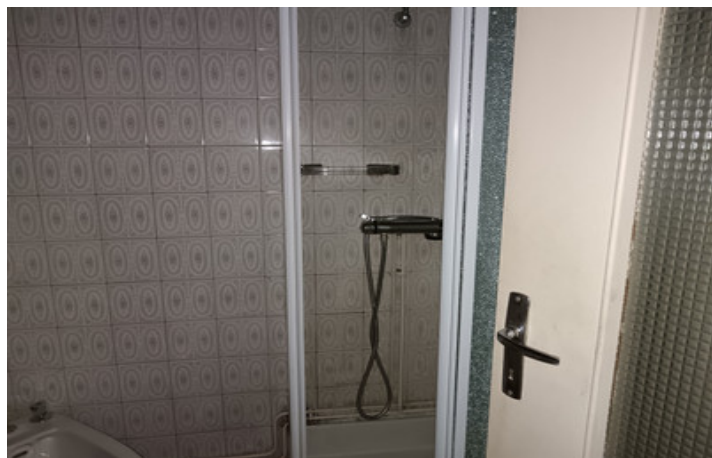
To the outside there is an enclosed parking space, outbuildings and barns.

## ENERGY - DPE



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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.



## LOCAL TAXES

Taxe habitation: EUR

## NOTES

## DESCRIPTION

On arrival at the property

There is a long entrance hall - with understairs storage and leading to

Lounge with a tiled flooring and French windows to the front.

Living room/dining room

With windows to the front of the property and a period tiled flooring and marble fireplace. This large room is the perfect space for your living room/dining room.

inner lobby - with cupboard space

WC

Shower room

Kitchen

Spacious kitchen with a range of fitted cupboard and space for a dining table and furniture door to the outside

Downstairs bedroom

This room was recently used as a bedroom but it was originally a kitchen and an old sink still remains so this room could be converted into a utility room if you wished or could be extended into the kitchen.

There is a door leading to the outside

The solid oak stairs lead upto the first floor where there is a long landing leading off to

Bedroom 1

Bedroom 2

Bedroom 3

Bedroom 4

There is a small cloakroom with a wc and washbasi.