



DESCRIPTION

Main house accommodation

Ground floor:-

Kitchen - 18.41 m² with door to garden, veranda overlooking wonderful undisturbed views of the valley, and access to the annexe.

Lounge - 16.44m² with wood burner and double aspect.

Twin bedroom - 12.78m² overlooking the garden.

From the kitchen a large open hallway gives access to the staircase, the cottage, and the gardens to the front of the property via large french doors.

On the first floor:

Double bedroom - 11.57m²

Single bedroom - 6.34m²

Bathroom - 6.39m² with bath, basin and WC.

Cottage accommodation:-

Lounge & kitchen - 39.35m² with door to private garden. Large open fire with staircase leading to large master bedroom - 23.50m², with dressing area with built in cupboards and ensuite shower-room - 7.40m².

Annexe :-

Accessed externally and opens directly into the ensuite shower room - 3.60m², which leads to a lovely double bedroom - 11.92m² overlooking the garden.

Exterior and outbuildings

The farmhouse is set back off a country road, and approached via a private driveway, which leads to the entrance of the property, which is mostly laid to lawn with several majestic trees and shrubs, and mature hedging provides a private and sheltered aspect. The land approximately 5.5 acres wraps around the property, and offers beautiful views of the valley, and fields beyond. At the bottom of the valley is private pond stocked with fish (conformity to be verified).

There are 3 outbuildings all attached; the store (16m²) and garage /...

LOCAL TAXES

Taxe habitation:

EUR

NOTES