

Farm complex with 2 houses to renovate, numerous outbuildings including 2 barns and nearly 3 acres of land



INFORMATION

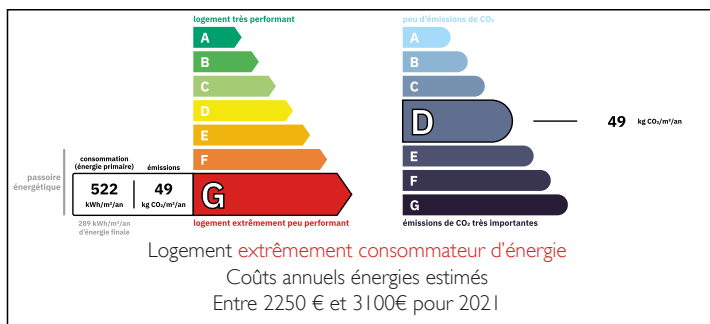
Town:	Senillé-Saint-Sauveur
Department:	Vienne
Bed:	3
Bath:	1
Floor:	172 m2
Plot Size:	11480 m2



IN BRIEF

This property is being sold with over 3 acres of land with more available should it be required. Numerous stone built properties form a courtyard with parts dating back to the 14th century. They consist of 2 main dwellings, one in need of modernisation, the other complete renovation but both roofs are in good order and also there are several agricultural buildings dating from when the property would have been a working farm. It is well situated being only 5 mins from Châtellerault, which has all amenities including access to the A10 motorway (Paris/Bordeaux), a TGV station with regular trains to Paris and is also only 1/2hr from the Ryanair served airport at Poitiers.

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

This property is being sold with over 3 acres of land with more available should it be required. Numerous stone built properties form a courtyard with parts dating back to the 14th century. They consist of 2 main dwellings, one in need of modernisation, the other complete renovation but both roofs are in good order and also there are several agricultural buildings dating from when the property would have been a working farm. The first house, in need of modernising, has a good sized kitchen/dining room, a large living room, a bedroom, bathroom and separate wc. There is also a large convertible attic above and a garden area to the rear. The jewel in the crown is the next property, which is in need of full renovation but has some amazing original features. It was formally a nobleman's house and dates back to the 14th century but now needs someone to come along and sympathetically restore it to the standards of the 21st century. There is certainly some business potential here for anyone willing to put in the hard work required. Of the many outbuildings, one barn in particular stands out as being a potential candidate for transformation having a footprint of around 185m2. The property also looks to be suitable for horses, so a combined business may also work well.

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LOCAL TAXES

Taxe habitation: EUR

NOTES