

Characterfull 4 bedroom property with large garden and outbuildings.



INFORMATION

Town:	Villiers-en-Bois
Department:	Deux-Sèvres
Bed:	5
Bath:	3
Floor:	148 m2
Plot Size:	9728 m2

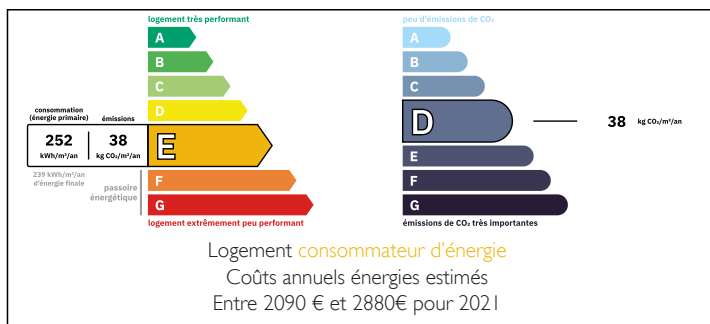
IN BRIEF

This charming property is nestled in a peaceful hamlet surrounded by a vast forest, offering both privacy and natural beauty. A spacious, well-maintained garden surrounds the home, providing ample opportunities for gardening enthusiasts.

The main house features a welcoming kitchen/diner, a cozy living room, a generous office space, a toilet, a side kitchen, and multiple storage rooms. Upstairs, you'll find four well-sized bedrooms and a shower room with a toilet.

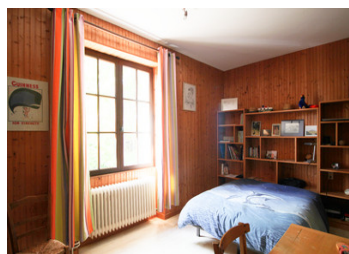
Several barns, workshops, and storage spaces are attached to the main house, offering excellent potential for various projects. Additionally, a large hangar provides ample parking for multiple vehicles.

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 equipped with solar panels and a solar water heater, adding to its energy efficiency and sustainability.

Including:

On the ground floor:

Kitchen: 27.5 m²

Living room: 29 m²

Office: 29 m²

Utility room: 6 m²

Toilet

On the first floor:

Bedroom: 9.8 m²

Bedroom: 14 m²

Bedroom: 14 m²

Bedroom: 11.2 m²

Shower room

Two storage rooms

3 barns and a double garage

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