

Renovated 5 bed home with numerous outbuildings and barns in stunning countryside



INFORMATION

Town:	Availles-Limouzine
Department:	Vienne
Bed:	5
Bath:	4
Floor:	203 m2
Plot Size:	3978 m2

IN BRIEF

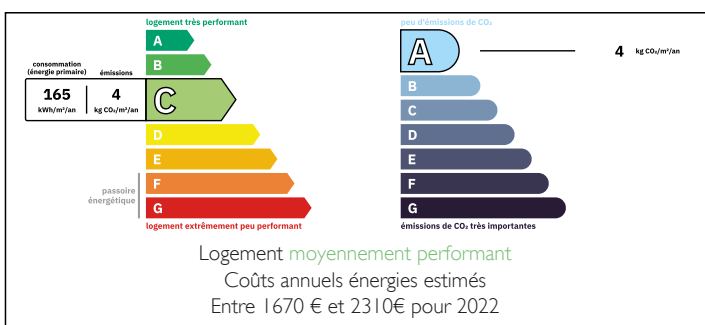
In the heart of the beautiful countryside is this wonderful property with traditional house and an astounding amount of outbuildings placed beautifully around the central courtyard area.

Renovations have started in the house with an entirely new first floor and kitchen, 5 bedrooms in total with 4 bathrooms (3 ensuite) a large garden and unspoilt views in all directions.

Only 15 minutes from the town of Isle Jourdain this property could be an outstanding project for somebody wanting to develop a gite complex, events venue or gorgeous family home. Must be seen to be fully appreciated.

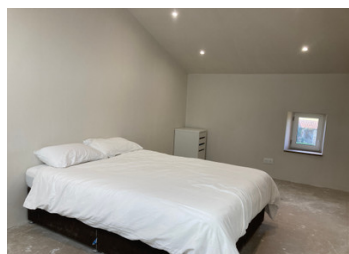


ENERGY - DPE



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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.



DESCRIPTION

At the top of the private tree lined drive sits this traditional style farmhouse, to your left is the immense barn and the right are the L shaped outbuildings that together create a courtyard in the centre.

The house has 2 brand new entrance doors, one into the kitchen and one in the centre of the property into the entrance hall.

The stunning renovated kitchen is a huge space (35m²) with fitted units, an island (with electric sockets) insert woodburner and space for dining table and chairs. Next to the kitchen is the large and bright lounge (30.5m²) with tiled floor and window to the front of the property that continues through to the entrance hall. Leading from this entrance are 2 downstairs bedrooms (12.7m² & 15m²) and a bathroom with shower, wc, sink and plumbing for the washing machine.

A new wooden staircase leads up to the first floor. This floor has been renovated from the attic space and just a few finishing touches are required.

There are 3 bedrooms on this level with ensuite bathrooms (the middle bathroom needs the white goods installed) with exposed beams, velux windows and windows overlooking the courtyard at the front. The master bedroom has a walk in wardrobe space and on the landing there is an airing cupboard that also houses the electric hot water heater.

This is a fantastic renovation that now just needs the new owners to put their own stamp on the finishing...

LOCAL TAXES

Taxe foncière: 450 EUR

Taxe habitation: EUR

NOTES