

Charming 3 bedroom countryside property with scope to extend, with large garden and land.



INFORMATION

Town:	Domeyrot
Department:	Creuse
Bed:	3
Bath:	2
Floor:	95 m2
Plot Size:	16334 m2

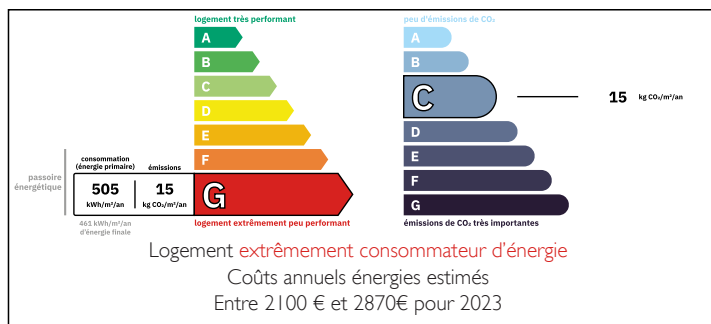
IN BRIEF

Located on the outskirts of Domeyrot, a peaceful village in the Creuse department. Known for its proximity to natural attractions such as forests, rivers, and walking trails...

A 10-minute drive from the town of Gouzon, where you will find a supermarket, vet, restaurants, pharmacy, etc. From here, an entry to the N145 allows an easy drive to Limoges. There is also the pretty town of Boussac 15/20 minutes away, with its Thursday morning market.



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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Situated at the end of a quiet lane, with access to foot/horse paths (which are clear and accessible), the house is within an enclosed, colourful courtyard. On the ground floor there is an open-plan kitchen and living room, which is centered around a wood-burning stove. There is also a shower room with WC and a storage area next to the stairs, currently being used as a pantry. The washing machine is also here.

On the first floor are two good-sized double bedrooms with views over the countryside, a spacious landing, and also a WC.

On the second floor is a large master bedroom, with plenty of storage and an ensuite with bath/shower and WC. The large velux window offers stunning panoramic views over the surrounding fields and on a clear day to the volcanoes beyond.

Attached to the house, is a large barn which has had a Certificate d'Urbanisme (outline planning permission) giving the possibility of extending the property. Another large outbuilding opposite is currently used as a tack room and wood storage. There is also a large storage space above.

There is a flat and well-maintained garden to the rear, a horse paddock to the side, a patio area, an orchard and a field on the other side of the track.

A plot of wooded land is a couple of minutes drive away from the house.

This is the perfect property for nature lovers with plenty of trails around the house for hiking, cycling...