

Stone cottage . 2 bedrooms in the centre of the stunning JOSSELIN. With veranda, courtyard and garage.



## INFORMATION

Town:	Josselin
Department:	Morbihan
Bed:	2
Bath:	1
Floor:	90 m2
Plot Size:	150 m2

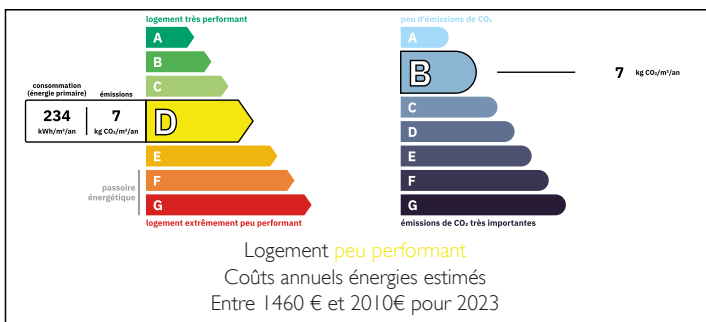
## IN BRIEF

Charming Stone Townhouse in the Heart of Josselin

Welcome to the beautiful medieval town of Josselin, renowned for its majestic château, stunning basilica, and the picturesque Nantes-Brest Canal. Perfectly situated just five minutes from major routes to the coast and ports, this charming stone-built townhouse is ideal as a first home or a holiday retreat.



## 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

### Property Features:

Traditional stone townhouse with charming wooden shutters

Spacious open-plan kitchen-diner with a cozy insert fireplace and a brand-new kitchen

Tiled terrace & private garden – no overlooking neighbors!

Ground-floor WC with space for a washing machine

### First Floor:

Large double bedroom with stunning original oak flooring and an open fireplace

A newly designed bathroom with a shower, vanity unit, and WC

Additional space in the bedroom – perfect for a dressing area or office

### Second Floor:

Spacious attic suite – currently one large bedroom with a dressing area

Option to divide into two rooms or create a home office/workspace

### Additional Benefits:

New electrics and plumbing throughout

Parking space outside + private garage just 2 minutes away

Restaurants, bars, and amenities within walking distance

This property is move-in ready and offers the perfect combination of historic charm and modern comfort. Whether you're looking for a full-time residence or an easy lock-up-and-leave holiday home, this townhouse is a fantastic opportunity.

## LOCAL TAXES

**Taxe foncière: 798 EUR**

**Taxe habitation: EUR**

## NOTES