

Detached enchanted river fronted house, spectacular views of the ever changing river and landscape.

## EXCLUSIVE



## INFORMATION

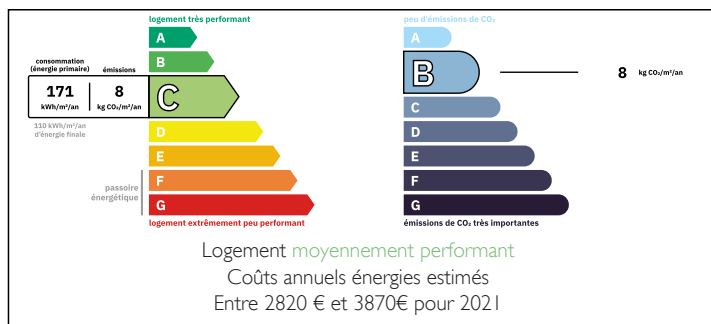
Town:	Saint-Dizier-Masbaraud
Department:	Creuse
Bed:	5
Bath:	3
Floor:	228 m2
Plot Size:	1590 m2

## IN BRIEF

Beautifully presented south-facing stone farmhouse with approx 228m<sup>2</sup> of habitable living space on three levels. This stunning river/lake-fronted property was recently lovingly renovated by local artisans and boasts the most magnificent views of the river/lake and beyond to the surrounding fields and woods of the rolling countryside of the Creuse in Central France. A haven of peace and nature. PLEASE NOTE THAT SINCE THE VIDEO THE SELLERS HAVE CHANGED THE KITCHEN AND DINING ROOM AROUND PLEASE SEE UPDATED PHOTO'S



## 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 foncière:** 1200 EUR

**Taxe habitation:** EUR

## NOTES

## DESCRIPTION

I am showing this south-facing stone farmhouse oozing character. This is more than a house; it's a lifestyle. With amazing rooms characterfully designed with natural finishes and views of river and unspoilt countryside, a garden and terracing with direct access to fishing, swimming or boating you will never tire of one of the most picturesque places you will visit in the Creuse. We enter the property into a nice, bright and airy hallway with access to 3 bedrooms, a family bathroom and a studio/workshop/office (or could be used as a garage). From the hallway are 2 sets of stairs, one leading to the lower floor and a cosy lounge with woodburner and rear door to the terrace, the large kitchen and on to the dining room. The second set of oak stairs lead up to the top floor where you will find the most stunning lounge, large main bedroom and separate bathroom with underfloor heating. Each room has windows with truly remarkable views, picture framing the amazing surroundings, especially the river. Also on the ground floor, leading on from the dining room with doors to the terrace, is an adjoining Scandinavian sauna and shower room and another door into the storage garage for garden furniture etc. Back into the kitchen there is access to the laundry room, boiler room and toilet.

You enter the garden from the ground floor onto a large stone terrace laid over the last couple of years, with seating areas...