

Charming and spacious 4 bedroom longere with 8+ hectares land, pool and large outbuildings nr Vicq-sur-Nahon

EXCLUSIVE



INFORMATION

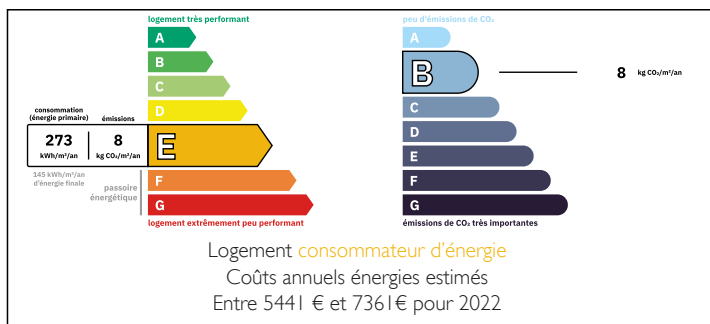
Town:	Vicq-sur-Nahon
Department:	Indre
Bed:	4
Bath:	3
Floor:	289 m2
Plot Size:	86264 m2

IN BRIEF

This superb house is in excellent condition and has been progressively upgraded by the previous and present owners. The result is a fantastic house oozing character from every stone wall and oak beam. The large kitchen and vast double-height living room make for a superb entertaining space with plentiful bedrooms and scope for more if desired. A separate Studio apartment and a large garage and accommodation block provide much further space for all those hobbies as well as a store and changing room for the beautiful in-ground swimming pool. Ample mature trees and garden and a flat area could be made into a tennis court, petanque ground or whatever else interests you!



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.



NOTES

DESCRIPTION

The house is well located in a peaceful area with views across the valley to a nearby chateau. There are some houses but the nearest is about 120m away behind trees and bushes. The nearest shopping is in the village of Vicq (about 2km), which has a bread outlet, mini-mart and a very pleasant restaurant – one of our favourites. For supermarkets and banks etc, Valencay is about 6km away.

•Ground Floor.

Entrance Hall (26m²) with staircase towards first floor and separate wc (3m²), double height living room (60m²) with grand dressed-stone chimney and tomette (terracotta tile) flooring, oak beams and minstrels gallery (accessed from first floor). Staircase leading to bedroom X. Large kitchen/dining room (29.2m²) with range, small fireplace, units and cupboards in the traditional style. Large central island with table for eight people at one end.

From the entrance hall to the right, there is a study/library (16.8m²) with shelving, Principal suite with bedroom (18.1m²) with separate walk-in wardrobe (3.8m²), elegant bathroom (13.3m²) and buanderie (6.6m²) beyond that.

•First Floor.

Landing (20.7m²) with seating area leading to minstrels gallery (10.5m²) to the left – currently used as an office space, to the right, a corridor (10.5m²) with two further bedrooms (13.5, 9.1m²) a bathroom (4.5m²) and built-in cupboards.

From the living room a separate staircase rises to a balcony in the living area off which is another principal bedroom (19.6m²) with its own shower and separate wc.

•Studio in main house.

Studio apartment (23.7m² total) with living/kitchen area,...