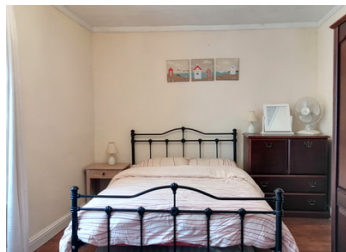


Under offer ! 60 m hamlet property, 2-bedroom furnished house, 140 m barn, outbuilding and garden



INFORMATION

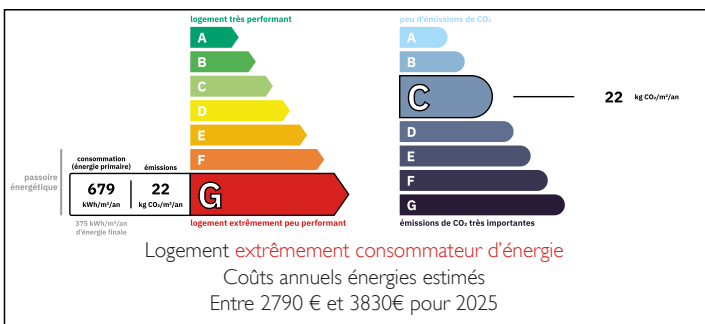
Town:	Saint-Mathieu
Department:	Haute-Vienne
Bed:	2
Bath:	1
Floor:	60 m ²
Plot Size:	470 m ²



IN BRIEF

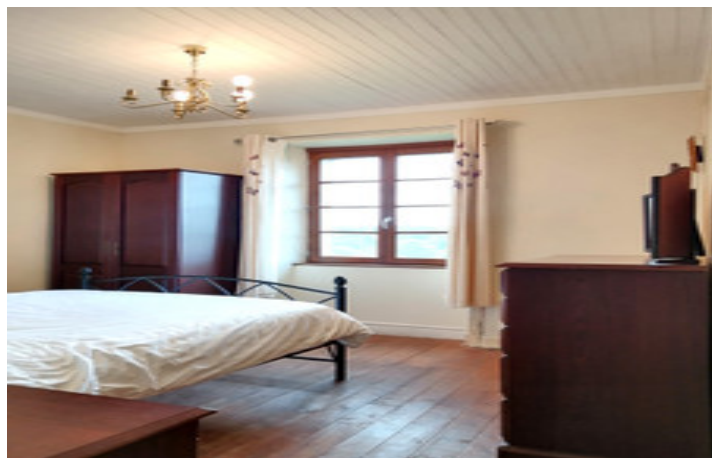
A 2-bedroom hamlet house near a beautiful large lake with a beach, swimming, restaurants, and more. Just 2 minutes from a village with all amenities. Located in the center of the Périgord-Limousin National Park, on the border of the Dordogne and Charente departments.

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.



DESCRIPTION

A hamlet of a few houses, a small road leading to other hamlets. House with a large living room with a fireplace, fitted kitchen, living room with exposed beams, fireplace, and magnificent views. Wooden staircase, nice bedroom, bathroom with shower and toilet. Bedroom with magnificent views. attic room. Great basement.

Attached on one side 1140 m² stone barn with gate.

Outbuilding At the far end of the property, a large garage, which could be converted. Enclosed, beautiful garden, space to develop to enjoy the magnificent view.

Some furniture is included, making your holiday home ready for use straight away!

Close to a beautiful lake, beach and activities, restaurant.

4 Km from a village with all amenities, 42 Km from Limoges International airport.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe habitation: EUR

NOTES