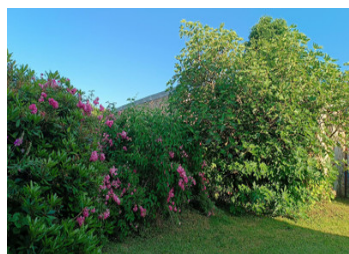


Semi detached cottage for renovation, situated in a quiet spot in a pretty village.



INFORMATION

Town:	Châtelus-le-Marcheix
Department:	Creuse
Bed:	2
Bath:	1
Floor:	100 m2
Plot Size:	552 m2



IN BRIEF

Renovation Project with Huge Potential – Idyllic Village Setting

This characterful property offers a fantastic renovation opportunity in a charming village setting. Just a short walk away, you'll find a small shop and friendly bar – perfect for everyday essentials or a relaxed drink with locals.

Only a few minutes from the property, a beautiful lake awaits, where you can swim, fish, canoe, or simply unwind and enjoy the peaceful surroundings.

Packed with potential and full of charm, this is the ideal project for those looking to create a bespoke home or holiday retreat in a picturesque location.

ENERGY - DPE

DPE not required.

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:	282 EUR
Taxe habitation:	EUR

NOTES

DESCRIPTION

Exciting Renovation Opportunity – Unlock the Potential of This Charming Property

Nestled in a quiet and sought-after location, this promising property presents an exceptional opportunity for renovation enthusiasts, investors, or anyone looking to create their dream home on a small budget from the ground up.

This character-filled house offers 2 bedrooms, generous living spaces, and retains many original features, providing the perfect canvas for a stylish and thoughtful restoration. The layout allows for creative reconfiguration to suit modern living while preserving its authentic charm.

Key Features:

Spacious layout that could be worked upon.

Original architectural features ready to be restored

Private gardens for outdoor entertaining, nicely maintained.

Peaceful setting yet conveniently located close to a local bar/shop for essentials.

Ideal for investors or those seeking a rewarding project

With vision and care, this property can be transformed into a stunning residence. Whether you're a seasoned renovator or embarking on your first project, this is a rare chance to breathe new life into a home with immense character and potential.

Viewing highly recommended – bring your imagination and see what's possible.

You will not be disappointed with a visit.

Information about risks to which this property is