

Impressive stone longère recently renovated, 6 bedrooms 5 bathrooms ideal 'chambre d'hotes'



## INFORMATION

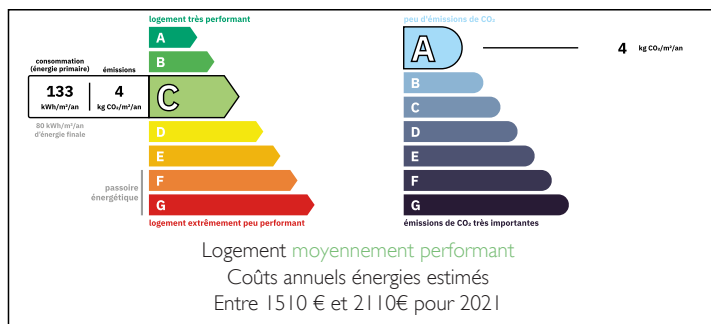
Town:	La Gacilly
Department:	Morbihan
Bed:	6
Bath:	5
Floor:	220 m2
Plot Size:	1702 m2

## IN BRIEF

Leggett immobilier are delighted to present this stylish unique property situated just 4kms from the renowned town of La Gacilly. Perfectly suited as a chambre d'hôtes / guesthouse, this home provides both privacy and flexibility for family living or hospitality use. Character features throughout, including exposed beams and stonework.

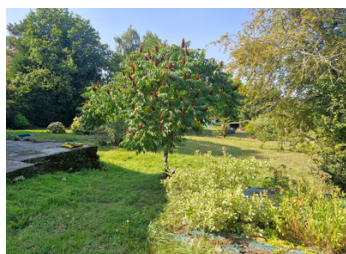


## ENERGY - DPE



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

This house offers a total of six bedrooms and five bathrooms.

On the ground floor, you will enjoy two spacious living areas: a welcoming 'living' kitchen and a comfortable lounge with bespoke staircase. Two independent bedrooms with private access are also located on this level, each with its own en-suite bathroom, one of which can easily be converted into a self-contained studio.

Upstairs, the atypical layout features four additional bedrooms, including a very large master suite with an open bathroom and a whirlpool bath – a true haven of relaxation.

An adjoining garage/workshop and a charming garden complete the property.

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

## LOCAL TAXES

**Taxe foncière:** 1042 EUR

**Taxe habitation:** EUR

## NOTES