

Well positioned 4 bedroom detached house

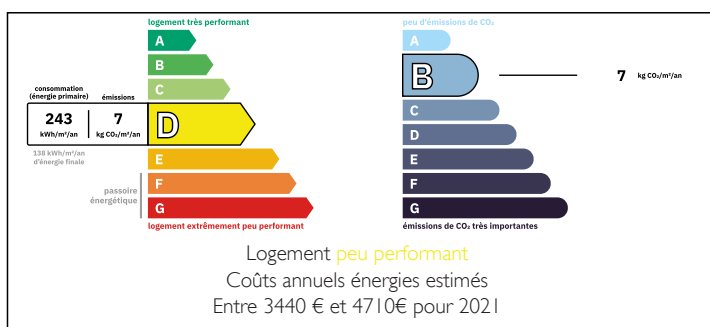


INFORMATION

Town:	Saint-Sébastien
Department:	Creuse
Bed:	4
Bath:	3
Floor:	175 m2
Plot Size:	0 m2



ENERGY - DPE



IN BRIEF

This lovely property sits in a high up commanding position overlooking the valley.

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

The property comprises an entrance opening directly into a dining room with tiled flooring and an open fireplace. This leads through to a spacious and light-filled lounge, featuring numerous windows and patio doors that open onto the garden.

Also on the ground floor are two double bedrooms, both enjoying views over the garden, one of which benefits from direct access via patio doors. There is a second lounge or dining room with doors opening onto the terrace, a shower room, and two separate WCs. The fitted kitchen is also located on this level and provides direct access to the terrace.

On the first floor, accessed via a staircase from the main lounge, there is a mezzanine overlooking the living space, a room previously used as a children's games room, and a very large bedroom. This bedroom already has plumbing in place, offering excellent potential to create an en-suite bathroom.

Beneath the property is a substantial double garage/workshop, which includes a shower—ideal after gardening or outdoor activities. There is also internal access to the ground floor, as well as a cave/wine cellar.

The garden and driveway wrap around the property, providing both privacy and attractive views over the surrounding valley.

The house is located on the outskirts of the village of Saint Sébastien, which offers a range of amenities including a doctor, dentist, pharmacy, mini-market, bank, and post office. The village also benefits from a train station with connections to Paris. The town of La Souterraine, with further amenities...

LOCAL TAXES

Taxe habitation: EUR

NOTES