

Fantastic House with land attached of 58,112m2. BERRIEN!!



EXCLUSIVE

INFORMATION

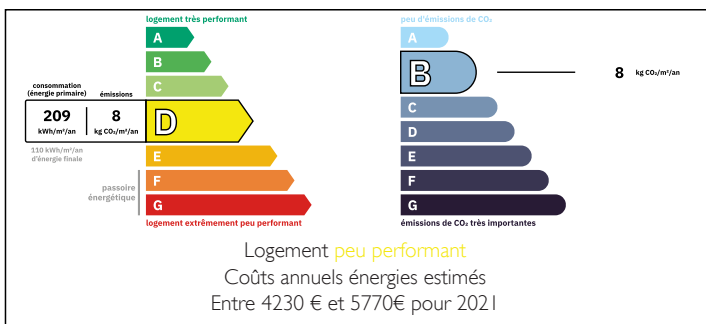
Town:	Berrien
Department:	Finistère
Bed:	4
Bath:	1
Floor:	223 m2
Plot Size:	58112 m2



IN BRIEF

This superb home is a fantastic opportunity, located just outside the village of Berrien, All electric radiators,, Gated entrance and driveway leading to the house. Separate gite with own access and with kitchen, living room and spacious bedroom. Plus 2 large bedrooms with lovely views and one smaller bedroom with fitted wardrobes and vanity sink. Field shelters and field for horses or livestock. Barn, car port and much more.

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

Entrance into lobby.

Downstairs WC/utility room. With lots of room for cupboard, cleaning equipment etc.,

Large equipped kitchen with adjoining dining room. The kitchen has ample cupboard space, double sink. Tiled floors. Large windows looking out to the garden.

Turning left from the entrance there is a small lobby with a tiled floor with cupboard space that matches the kitchen. Perfect for hanging up your coat.

Entrance into lounge or additional dining room. This room has parquet flooring and 3 large double windows looking out onto the terrace. There is a beautiful marble fireplace and lots of shelving either side. A very light and airy room.

This leads into the hallway. There is a large double front door., a striking black and white tiled floor and stairs to the 1st floor.

Continuing on the ground floor there is a large shower room with walk in shower. heated towel rack, window, airing cupboard, vanity sink with mirror and cupboard and a hanging rail for clothes.

Separate WC

Guest living room with separate door to outside. Ensuite kitchen with beautiful original fireplace mantel.. The kitchen is well equipped with large sink and double drainer, lots of cupboards, gas hob, fridge and microwave.

Stairs to Bedroom.

Large bedroom with 2 large veluxes with blinds and a double glazed window. New flooring. Cupboard on landing.

Stairs from hallway to 1st floor

LOCAL TAXES

Taxe habitation: EUR

NOTES