

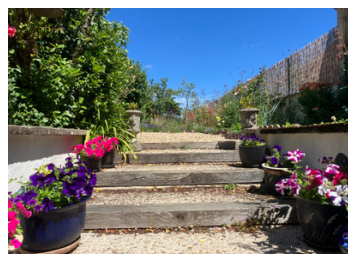
Pretty, renovated 2 bed cottage with charming garden and garage within walking distance of town centre



EXCLUSIVE

INFORMATION

Town:	L'Isle-Jourdain
Department:	Vienne
Bed:	2
Bath:	1
Floor:	63 m ²
Plot Size:	492 m ²



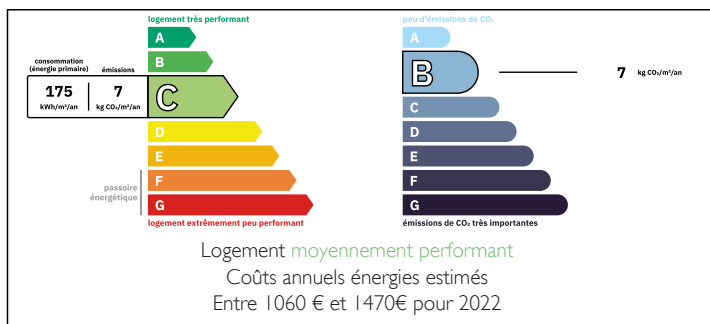
IN BRIEF

This gorgeous cottage has been lovingly renovated by the owners to create the perfect little piece of paradise, all within walking distance of the shops and restaurants in the town centre.

The large master bedroom on the ground floor has it's own access to the delightful rear, mediterranean style garden with shaded seating areas, vivid flower beds, pond and a large vegetable patch.

With double glazed windows, new heat pump heating system, re-wired electrics, mains drainage and garage on top of the attractive, bright interior this property is ready to move in and enjoy straight away and is unlikely to stay long on the market

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

The front door opens into the main living space of this property: a bright and cheerful open plan room with a modern fitted kitchen on one side and a comfortable lounge space on the other. The staircase leads up to a small landing that serves the second bedroom as well as a small attic space ideal for storage but could potentially be developed into more living space if required (subject to permissions) At the back of the property, on the ground floor, is the good sized master bedroom, with glazed door that leads out to the enchanting back garden. A small corridor leads to the new bathroom suite, with lavatory, sink and bath. At the far end of this corridor is the back door leading to the back garden, the small outbuilding used as a potting shed and the rear of the attached garage that not only offers covered parking but houses the solar heated electric hot water boiler and plumbing for the washing machine.

NOTES

At the rear of the property is the breathtaking garden that has been well thought out and planted by the current owners. Steps lead up to the main level with shaded seating areas under the fig tree, a delightful pond, fruit trees, wild garden area, planted beds and a large vegetable patch at the far end and even your own well.

Beautifully renovated this property has been re-wired, new heating system (air heat pump) installed, double glazed windows, new...