

UNDER OFFER Stone house offering 2 bedrooms and a guest building offering another 2 bedrooms.



INFORMATION

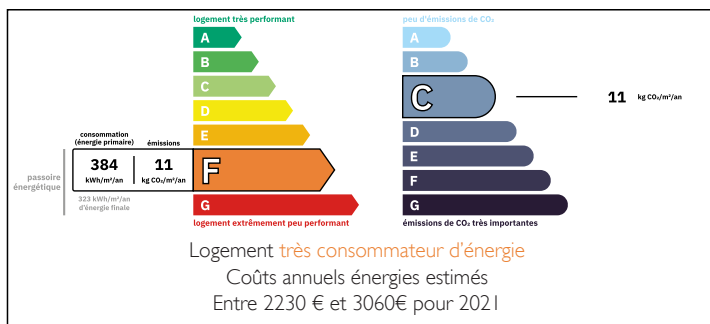
Town:	Mairé-Levescault
Department:	Deux-Sèvres
Bed:	4
Bath:	2
Floor:	165 m2
Plot Size:	1160 m2



IN BRIEF

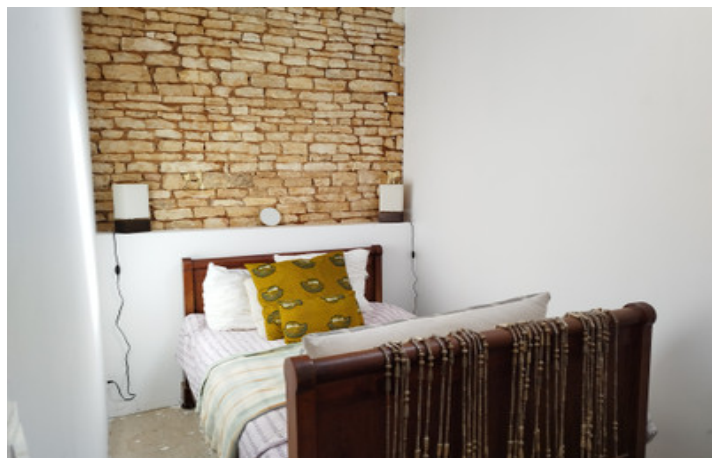
This stone cottage is oozing character, with two bedrooms in the main house and a converted stone outbuilding offering another two sleeping areas, this property is a must see. The garden is enclosed and private.

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 12m²

Utility room 8m²

W.C. 2m²

Lounge 26m² with wood burning stove. Stairs leading to the first floor

Kitchen / dining area on two levels 35m² with wood burning stove.

1st floor

Landing 9m²

Bathroom 6m² comprising of bath wash basin and WC

Bedroom 14m²

Bedroom 19m²

LOCAL TAXES

Taxe habitation: EUR

Guest accomodation

Room / Bedroom 17m²

Bedroom 9m²

Outside :

Shower room & W.C. 3m²

Covered terrace 13m²

Wood store 7m²

Stone shed 5m²

Enclosed garden

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

NOTES