

UNDER OFFER - Semi-detached hamlet house, 2 bedrooms, gardens, in pleasant environment.



INFORMATION

Town:	Cussac
Department:	Haute-Vienne
Bed:	2
Bath:	1
Floor:	48 m2
Plot Size:	1060 m2

IN BRIEF

Located at the exit of a hamlet of a few houses. From the house view of the castle located at opposite. And from the very sunny garden, pretty views on the countryside -

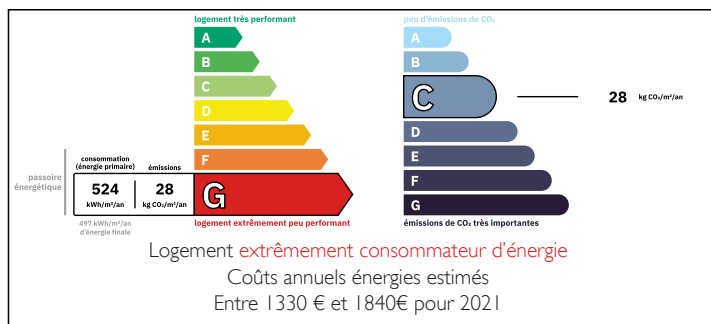
From the house a very old stone path leads you into the forest with its many paths, lakes.

Village of Cussac, dynamic with all shops accessible on foot.

Very quiet environment and ideal for nature lovers. On the border of the Dordogne and Charente.



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.



LOCAL TAXES

Taxe habitation: EUR

DESCRIPTION

House attached in the rear part, located at the exit of a pretty little hamlet of a few houses. on the path leading into a large forest and lakes.
Hamlet with pretty castle.

Large bay window with view of the castle, large room with kitchen area, cupboards, shower room, separate toilet. followed by a dining room with fireplace and cellar, cupboards. view of the countryside, French window with balcony.

barn to convert with two bedrooms upstairs. wooden footbridge leading to a toilet with water point, large attic room.

On level, garage area that can be converted into a living room.

Adjoining on the side stone outbuildings. Fully enclosed garden.

Not adjoining, but at 30 m land of 700 m² with fruit trees - very beautiful view of the hilly countryside.

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

NOTES