

Attractive House In Peaceful Location, Close to Village Amenities



INFORMATION

Town:	Ladignac-le-Long
Department:	Haute-Vienne
Bed:	3
Bath:	2
Floor:	117.5 m2
Plot Size:	1005 m2

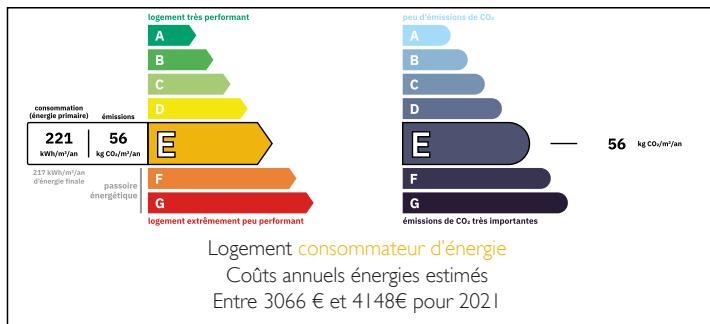


IN BRIEF

Attractive contemporary house with open plan living space.

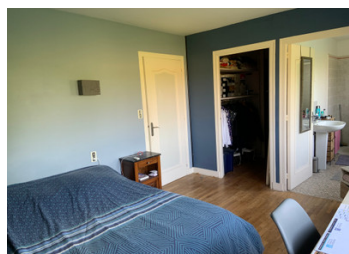
Located on the edge of a village in a peaceful environment. A 3 bedroomed house with garage and a manageable garden.

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

Double white gates permit access to the drive with room for a couple of cars. The house also has a garage attached.

The main living area comprises of a kitchen, dining area, and lounge.

There is a half landing with further seating area, w.c., master bedroom with dressing room and bathroom. There is a second w.c. under the stairs by the front door.

First floor is a large open area utilised as a bedroom, access to a second bedroom and another bathroom. The garden measures 1005 m2.

The house is on the outskirts of a Lagnac Le Long with various amenities: Drs, Pharmacy, School, Library, Bar/Tabac, Fishing Lake, Church, Grocery Store etc. Larger amenities can be found in the medieval town of Saint Yrieix La Perche which is just a 10 minute drive away.

LOCAL TAXES

Taxe foncière: 680 EUR

Taxe habitation: EUR

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

NOTES