

Three bedroom house with courtyard garden and outbuilding in the centre of Richelieu



INFORMATION

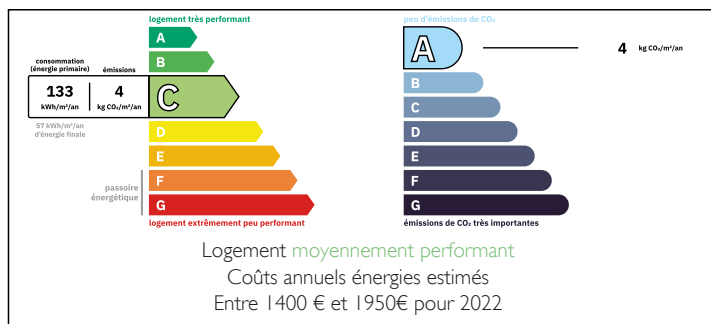
Town:	Richelieu
Department:	Indre-et-Loire
Bed:	3
Bath:	1
Floor:	139 m2
Plot Size:	296 m2



IN BRIEF

Hidden behind large gates in the centre of the historic walled town of Richelieu is this private, character three bedroom property with courtyard garden. It benefits from a large outbuilding which has been beautifully styled to create additional living space with stunning fireplace and indoor 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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Entering through the large gates into a shared courtyard, the house is ahead of you to the right. You enter directly into the fitted kitchen (12m²) with tiled floor and a door out to the courtyard garden. To your right, up a couple of steps, is the dining room (24m²) with fireplace. A door in the corner leads to a WC (5.5m²) with door out to the garden. To the side is the living room (16m²) with fireplace. These three rooms have wooden floors and some wall panelling. The staircase to the first floor leads off a small hall. Off a landing, to the left, is a bedroom (16m²) with fitted cupboards. To the right is a WC (1m²) and door to the attic space above. Continuing through is the shower room (15m²) with shower, sauna and sink. There are two further bedrooms, the larger (23m²) has a fireplace and window over the courtyard garden. The third bedroom (19m²) is accessed from this bedroom down a couple of stairs. It has a balcony to the front and window to the courtyard garden. You access the courtyard garden from the kitchen. It is in two sections, a paved terrace and a gravelled area with flower borders. From the paved terrace you can access the vaulted cellar (17m²) which is under the dining room and a storeroom (5m²). There is a boiler room/utility room (18m²). The large outbuilding (85m²) has been beautifully designed to add...