

A picture-perfect 4 bed detached cottage set in the Indre countryside, close to the pretty village of Chaillac

EXCLUSIVE



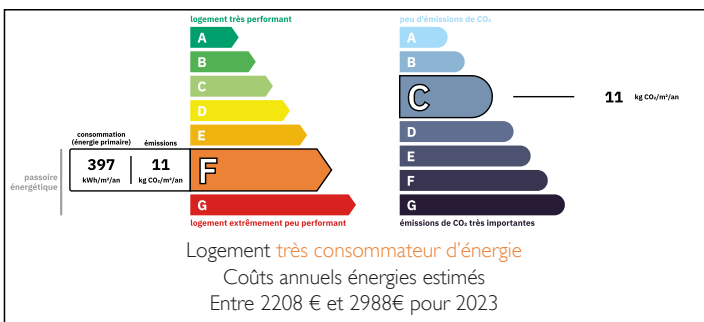
## INFORMATION

Town:	Chaillac
Department:	Indre
Bed:	4
Bath:	1
Floor:	135 m <sup>2</sup>
Plot Size:	2000 m <sup>2</sup>

## IN BRIEF

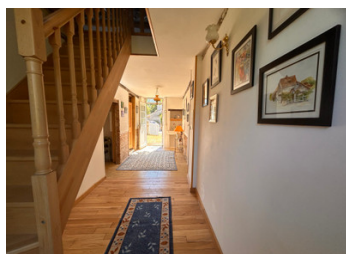
Located in a little hamlet, down a quiet country lane, this lovely detached 4 bedroom property is ready to move into, but has the additional potential to further develop the gorgeous attic to increase the habitable space significantly. Lots of the hard work has already been carried out by the current owners so it is a perfect opportunity for the next lucky owner to create something lovely.

## 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

### Property

Though the double gates and into the front garden, this enchanting wisteria and a rose covered cottage exudes romance. Surrounded by garden, this property is just what you are looking for if you dream of owning a country retreat full of character and charm.

Enter the front door and into the entrance hall (approx 13m<sup>2</sup>) with part tiled floor, wooden beams, and feature brick wall.

Immediately to the right is the bathroom (approx 6.5m<sup>2</sup>) with a corner bath and shower unit, feature stone wall, basin and wc.

Next to this is a doorway to the well-equipped kitchen and living room (approx 44m<sup>2</sup>) The kitchen has pretty country style units and a wooden work surface, pretty splashback tiles, plumbing for a washing machine, there is also a built in oven and an electric hob. The original ceiling beams are painted, the floor is tiled and there is a window to the back of the property. To add to the country charm, there is space for a dining table and chairs for six, making it the perfect hub of the home.

From the kitchen you directly enter the living room area, again with pretty painted ceiling beams, a stone fireplace with woodburner, tiled floor, beautifully pointed stone walls and a gorgeous original wooden fitted corner cupboard.

Across to the other side of the entrance hall you will find 2 delightful bedrooms (approx 10m<sup>2</sup> and 10.5m<sup>2</sup>) one with...

## LOCAL TAXES

Taxe habitation: EUR

## NOTES