

Enchanting French Countryside home, gite, pool and lovely views. Business and income potential.



INFORMATION

Town:	Pleuville
Department:	Charente
Bed:	3
Bath:	3
Floor:	257 m2
Plot Size:	4600 m2

IN BRIEF

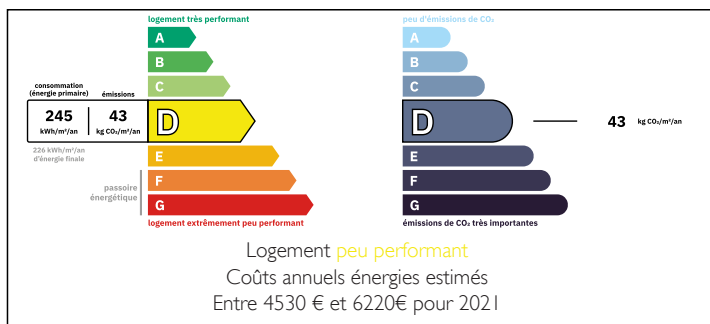
This delightful detached property combines everything desirable about life in the French countryside — character, comfort, space, and opportunity. With its inviting interiors, versatile accommodation, and beautiful outdoor setting, it is perfectly suited to family living, hosting guests, or generating income through holiday rentals.

From the charming main house to the self-contained gîte, from the orchard to the pool, every aspect of this property reflects care, attention, and quality. Its peaceful location and generous amenities make it a truly special offering in today's market — an ideal home for those ready to embrace the beauty and tranquility of rural France.

Organise your visit soon.....

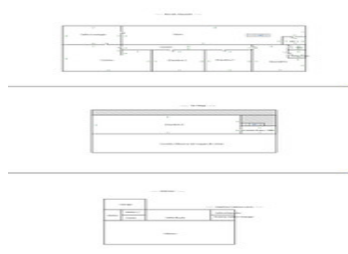


ENERGY - DPE



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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

Set among country fields and endless skies, this charming detached French home captures rural France — peace, beauty, and timeless charm. The property enjoys stunning views across the surrounding countryside, offering a perfect escape to the peaceful French countryside.

Blending rustic character with modern comfort, the home benefits from double glazing, gas central heating, and solar panels providing hot water.

Inside, the home offers a wealth of space and charm. There is a large country kitchen with its additional dining area is perfect for family meals and relaxed gatherings. There is also a formal dining room and an extra-large living room ideal for quiet evenings or entertaining. A small cloakroom and two storerooms provide practical convenience.

The games room complete with its own bar is made for entertaining — a wonderful space to welcome friends and guests.

Also on the ground floor are two spacious bedrooms, a separate Wc and a shower room, while the first floor offers a large suite with its own shower room. There is also the potential to convert two further rooms, offering possibilities for further bedrooms.

The gîte provides additional accommodation — ideal for guests or as a holiday rental. The gîte comprises an open-plan kitchen and living area, a bedroom with an en suite shower room.

Outside, the property offers a large above-ground pool, and a covered seating area offering the perfect spot to simply unwind in a super tranquil spot.

The back garden boasts an...