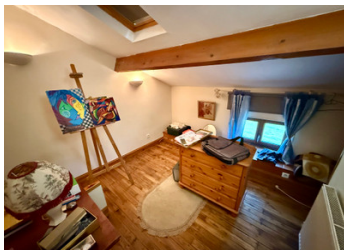


## Detached country retreat with pool and large barn - 4 bedrooms, ideal full-time home or holiday rental



## INFORMATION

Town:	Saint-Romain
Department:	Vienne
Bed:	4
Bath:	2
Floor:	100 m <sup>2</sup>
Plot Size:	2298 m <sup>2</sup>



## IN BRIEF

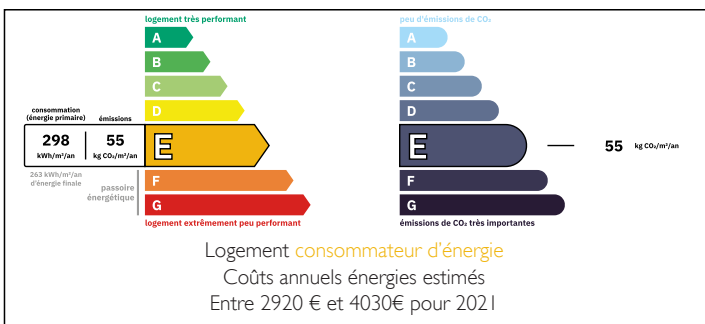
Recently updated and renovated property set on two floors

Living room and kitchen/dining room on the ground floor as well as one bedroom with shower room and WC

Upstairs, there are three further bedrooms and bathroom as well as separate WC.

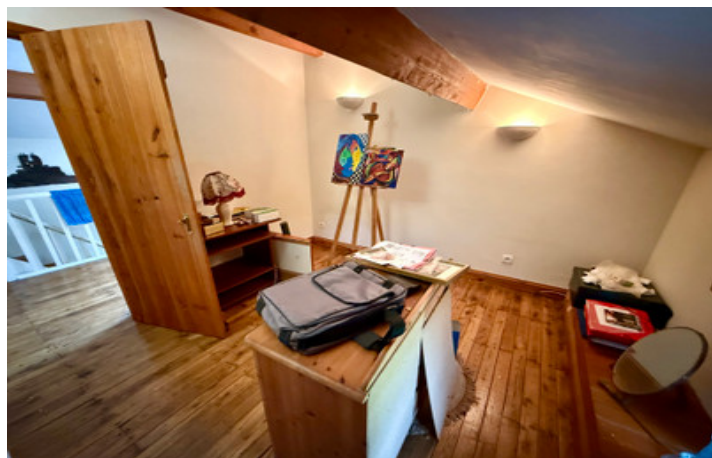
Outside there plenty of garden space, a pool for renovation and a substantial barn separated into various workshop and storage spaces

## 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

Ready for the new owners to take up residence, this property has a surprising amount to offer.

This property could either become a full-time family home or perhaps a holiday home with potential income from holiday rentals.

Set back from a quiet country lane, the main garden space is quite private and easily maintained, shielded by the large barn and has the added benefit of plenty of parking.

The swimming pool is a great bonus but is in need of some renovation work.

The main house has been much improved, benefits from double glazing, with a new kitchen, smart bathroom, four spacious bedrooms, a large family kitchen and room for the everyone in the lounge.

There's even a downstairs bedroom for a a less mobile family member or a cooler night's sleep in the warmer months.

Poitiers is is around fifty minutes away and from there, Paris is just 80 minutes on the LGV.

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

## NOTES