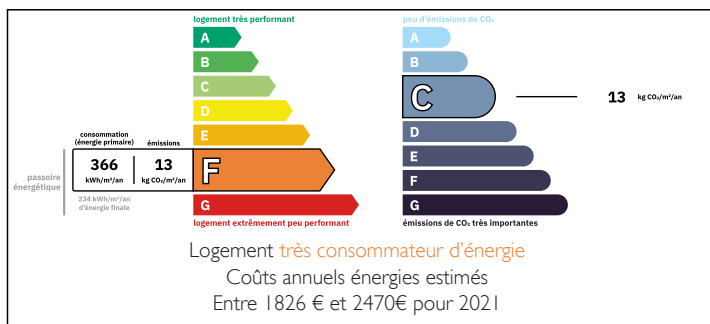


Lovely 17-18thC stone built three-bedroom house in the attractive historic centre of Saint Gaultier

EXCLUSIVE



ENERGY - DPE



## INFORMATION

|             |                |
|-------------|----------------|
| Town:       | Saint-Gaultier |
| Department: | Indre          |
| Bed:        | 3              |
| Bath:       | 2              |
| Floor:      | 79 m2          |
| Plot Size:  | 354 m2         |

## IN BRIEF

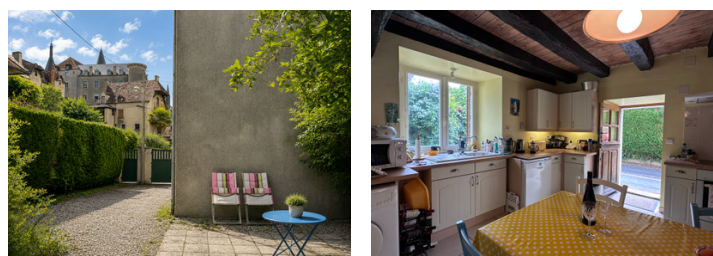
Please note the photos include images generated by AI to give examples of different styling for this property. These are all marked.

Attached to the old remparts of the fortified town of Saint Gaultier, this pretty property offers sunny, attractive rooms with super views of the town's priory dating back to the 11th century, and several towers on the sites of old chateaux. The property is in Rue du Cheval Blanc, named in memory of King Henry IV who visited in 1589 on his celebrated white horse. The road descends to the river Creuse with its lovely riverside walk.

On the ground floor we enter the large kitchen (26m2) which has dual aspect double glazed windows, exposed beams and a tiled floor with underfloor heating. There is also a small study area to the rear....

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

The upper floor is reached via an oak staircase which arrives in the dual aspect sitting room (25m<sup>2</sup>). Here, French windows give a wonderful view of the historic skyline.

The hallway leads to one single and two double bedrooms and a second shower room. The main door to the front is off the hallway, and leads outside to a raised second courtyard with a mature vine trellis and two garden sheds. There is also a lower garden outside the kitchen, with access to a large cellar under the house.

To the side of the property is a terrace garden with parking, garage (12m<sup>2</sup>) and a further cellar, all gated from the road. A further small shed is found at the rear of the house.

A plan of the house can be found on the 360 tour of this property, using the menu at the bottom left corner to select the plan view. Some furniture is available for purchase.

Saint Gaultier is situated in the Parc Naturel de la Brenne, popular for its 4000+ lakes and a wealth of outdoor wildlife and sporting activities as well as the swimming lake and beaches at Bellebouche, Belabre and St Genou.

The town has a popular market every Friday, and shops, bank, boulangeries, bars and restaurants are all a 5 minute walk away. Larger retail and a rail station are found at Argenton-sur-Creuse and the regional capital city, Châteauroux. The A20 autoroute is 15 minutes away...

## NOTES