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The property stands in grounds of about 1ha with views ...

Country House For Sale

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**Price:** €395,200

**Bedrooms:** 7

**Bathrooms:** -

**M2 Living:** -

**M2 Plot:** -

**M2 Terrace:** -

**Address:** Faye-L'abbesse Poitou-Charentes, 79350

The property stands in grounds of about 1ha with views towards the village. The property was built about 35 years ago and features a 5 bedroom letting accommodation with 4 bathrooms on 2 floors. An owners apartment on the ground floor with 2 bedrooms. The grounds a heated swimming pool 10m x 5m. We understand that part of the grounds could be used for construction. Internal viewing is essential to fully appreciate.

House. Ground floor: Entrance hall, Bedroom with en suite shower room, Family bedroom. Stairs to first floor landing. Cloak room, Spacious lounge/dining room with stone fireplace. Kitchen/breakfast room opening onto a balcony with stairs to the garden. Bathroom. 3 further double bedrooms. 2nd bathroom. Ground floor apartment: Open plan living room with American style and equipped kitchen. Sitting area. Bedroom, shower room, inner hall with study area, WC, bedroom with en suite shower. Outside: Terrace with swimming pool heated with a heat pump. Garden store shed. Spacious terrace with summer kitchen. WC. The gardens are mostly laid to lawn, kitchen garden and outbuildings. The property is double glazed throughout.

The sale price includes agency fees of 4% (380 000€ net price). The fees are paid by the buyer at the signing of the act of property.