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Property for Sale by Owner in France

PFSBO/ATTER

Bussiere Galant 87230 Haute Vienne

Spacious detached house on the edge of a village, standing in its own grounds of 3300 sq mtrs.



PRICE 157,000 EURO

This house benefits from lovely views and although within walking distance of the village with all necessary shops and two bar/restaurants, leisure lake, with fishing, swimming and country walks, it is totally private.

The accommodation comprises a total living area of 130 m2

GROUND FLOOR

Kitchen 13 m2 with solid oak units and includes gas double oven/grill and 5 burner hob with extraction, dishwasher and fridge - entered by double glazed solid wood door.

**Dining room - 16 m2 - accessed directly from the kitchen
Toilet and wash hand basin.**

Entrance Hall 16 m2 entered by double glazed solid wood door.

Bureau/office with ADSL 8 meg - 13 m2

Sitting room - 22 m2 - with fire place and patio doors to south facing 60 sq mtrs terrace and lawns.

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Oak staircase leading to

UPSTAIRS

Large landing

Family bathroom with bath and shower over, wash basin and bidet.

Toilet

Bedroom 1 of 14 m2 double bedroom with lovely views

Bedroom 2 of 14 m2 double bedroom with lovely views

Bedroom 3 of 16 m2 double bedroom with lovely views

Further room which would easily convert to 4th bedroom.

All floors are solid wood and in excellent condition.

Oil central heating throughout.

The house is set over a huge cellar - comprising 4 separate areas - which incorporates the boiler, fuel tank and washing machine and two sinks, one with hot water and offers scope for storage or other purposes – all totally dry.

OUTSIDE

Two workshops and a garage and attached very large shed which used to be a chicken house, all brick built with concrete floors and power.

Also in the grounds is another brick built shed for storage.

The grounds are easily maintainable being mostly lawn with some shrubs and various fruit trees – cherry, apple, quince, pear and a walnut and chestnut tree.

The whole plot is securely fenced and has two entrance gates – one at each end of the property.

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This property is situated 40 minutes from Limoges airport and 40 minutes from Perigueux. Chalus is 8 minutes away with a supermarket and all necessary shops and the lively market town of St Yrieix is 15 minutes. The A20 auto route can be accessed in 40 minutes for easy travel to the north or south of France.

The village has a tabac/general store (Vival) with tea rooms, chemist, two general stores, two boulangeries, doctors, dentist and butchers and also boasts a train station with direct line to Limoges and Perigueux.

Contact carolandnigel@gmail.com or telephone (from uk) 00 33 555 78 83 38 (in france) 05 55 78 83 38

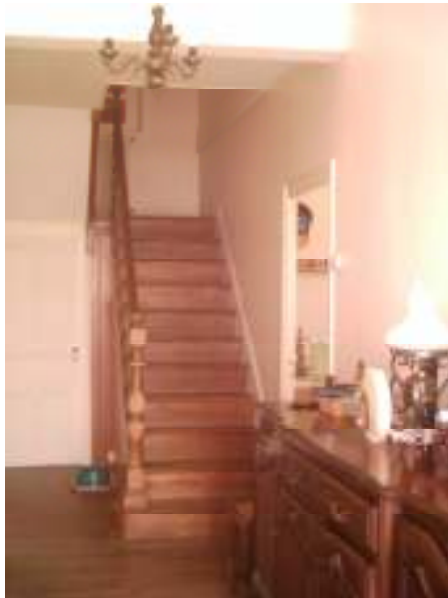


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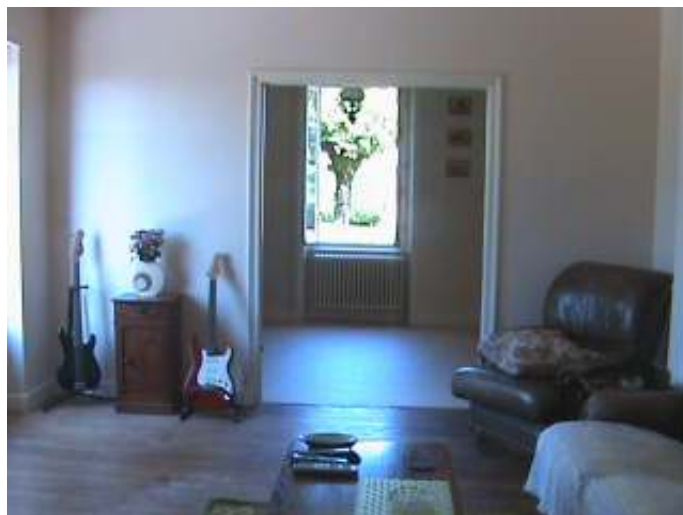


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