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For Sale - Idyllic Lakeside Retreat with 2 Gites - Rancon - Haute Vienne



Emlakçı Bilgisi

İsim: Catherine Bower Şirket Adı: Property Sales in

France

Ülke: France

Experience

since:

Hizmet tipi: Selling a Property

Specialties:

Property Type: Apartments, Houses Telefon: +33 (609) 606-082

Languages: French

Web sitesi:

İlan Detayları

Için mülk: Satılık

Fiyat: USD 301,536.78

Konum

Ülke: France

Eyalet/Bölge/ Şehir: Nouvelle-Aquitaine

Şehir/İlçe:RanconPosta kodu:87290Yayınlandı:01.04.2024

Açıklama:

For Sale - Idyllic Lakeside Retreat with Gites - Rancon - Haute Vienne

When the current owners bought this idyllic house overhanging its own lake, with 2 gites and the most amazing setting near Rancon in the Haute Vienne, they bought every nature lover and fisherman's dream. That was a long time ago and now it is time to move on to something more practical. I once had the privilege of looking after the place whilst they went to a family occasion; one of the most relaxing weeks I have ever had; you really do become infused with its magical calm.

You immediately assume you are in the middle of nowhere, because all you can hear is the noise of the river that surrounds the houses gites and land (yes you go over a little bridge onto your island retreat) but you are only 4 minutes from a village with some very nice bars and restaurants; only 9 minutes from a supermarket in the town of Chateauponsac and only 15 minutes from Bellac having links to services to Poitiers train station where you have TGV connections to Paris, Bordeaux, London & Brussels.

Not to mention only 15 minutes away from what is for me one of the most vibrant and beautiful lakes in the area at Saint Pardoux; which has a newly built swimming centre; has a multitude of water sports activities and hosts regular fetes.

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Getting to the area is easy with flights from many UK airports into Limoges (37 minutes) and trains at Bellac.

The current owners bought the house in 2007; they have made a lifetime of memories in that short time; but it is time to move on.

The house and gites (which are all on a single level) have mains water and electricity and drainage is to septic tanks, which conformed when last inspected. The house has solar panels, which generate some of the electricity, this Is an area someone may be able to improve and so reduce electricity costs. The house does need some updating and the owner has priced accordingly but is still open to sensible offers.

Main House

Entrance

Hallway - 11.6m2 with access to:

Kitchen - 2.8 x 3.2m with high quality fitted units and tiled walls, large 5 ring hob with cooker, extractor, stainless steel sink and double window looking onto terrace and lake.

Living/Dining Room - 8.3 x 4.2m with wood parquet floor, double doors into the hallway and 2 sets of double doors onto the terrace and side veranda; both overlooking the lake.

Bedroom - 4.2 x 4.2m with wood parquet floor and double doors to the side of the house and door into:

Private Washroom - 2.5 x 1.3m with WC and vanity unit with handbasin and high-level window.

Bedroom 2 - 4.2 x 4.2m with wood floor and double doors to the lake side of the house.

Main Bathroom - 3 x 2.6m with tiled floor and walls, bath with overhead shower, vanity unit with hand basin, W.C., and heated towel rail.

Gite 1

Conservatory/Lounge

Dining/Kitchen

Bedroom

Bathroom

Genel Bilgiler

Yatak odası:

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Banyo: 3

Arazi Büyüklüğü: 15230 m2

Room details

Indoor Features: Fitted kitchen

Building details

Number of Garages: 1

Lease terms

Date Available:

Contact information

IMLIX ID: IX5.593.463

