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Character 5 bedroom house, large garden and great views

Dompierre Les Ormes , Saône-et-Loire , Bourgogne-Franche-Comté



€339,000

inc. of agency fees

5 Beds 2 Baths 200 sqm 0.36 ha

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At a Glance

Reference	MFH-BUR-JP5420S	Near to	Dompierre Les Ormes	Price	€339,000
Bed	5	Bath	2	Hab.Space	200 sqm
Land	0.36 ha	Pool	No	Land Tax	N/A

Property Description

A charming 5 bedroom property, situated 20 kms to the south of Cluny, set in attractive private gardens of 3628 m² and surrounded by meadows and woods, streams and ponds. In good condition, with several recent improvements to the energy efficiency and sunny or shady terraces for all seasons.

This unique house is found on the edge of an active village with all amenities and services, 20 minutes drive from Cluny, 30 minutes from Mâcon TGV station and the A6 motorway, and about 1 hour 15 minutes drive from Lyon. Surrounded by nature, with woods and pastures, streams and lakes, there are magnificent view of the rolling countryside stretching to the horizon.

The original part of the house dates back to the early 20th century with 60 cm stone walls. It was extended in 1977 according to an architect's plan.

Enter from the main south facing terrace into the central hallway with WC. To the right is a salon and dining area with large arched windows. To the left is a cosy living area leading to the fitted kitchen and the veranda with afternoon sun and views over the garden and beyond. From the kitchen are steps down to the cellar where you will find the boiler room and a storage area.

An attractive tiled staircase leads up to a spacious landing with access also to an outside gallery. To the left is a bedroom with private shower room and another bedroom currently used as an office. To the right is a bathroom with bath and shower, a separate WC, the largest bedroom and 2 smaller bedrooms.

To the back of the property, with access also from inside the house is a 25 m² garage with a pantry at the back, and an adjoining workshop of the same size with a practical sink.

In the courtyard there is a woodshed and a double car-port, plus plenty of space for guest's cars.

There is double glazing throughout the house and central heating provided by an ecological Brotje oil boiler.

The living room can be additionally heated by a Jotul wood-burning stove.

Solar panels provide a large part of the electricity.

The largest bedroom is equipped with air conditioning, and the house is quite cool in summer due to covered terrasses on the south side.

Hot water is supplied by an ecological Thermor electric water heater.

The garden can be watered from a well or from a 500 litre water collector.

The house is connected to mains drainage.

A great family house, well situated to explore the south Burgundy countryside

Summary

Property type:	Apartment
Bedrooms:	5
Bathrooms	2
Price	€339,000

Key Information

Internal Area:	200 sqm
Land Area:	0.36 ha
Property Features:	
• Energy Consumption:	188

Location: Bourgogne-Franche-Comté



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