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## House and cottage in Charente

Barbezieux-Saint-Hilaire , Charente , Nouvelle Aquitaine



**€275,600**

inc. of agency fees

4 Beds      101 sqm      0.08 ha

BARBEZIEUX (16) - At the gates of the city and its services. This place steeped in history, in the heart of a small hamlet, has...

### At a Glance

Reference MFH-CLM05861

Bed 4

Land 0.08 ha

Near to Barbezieux-Saint-Hilaire

Pool No

Price €275,600

Hab.Space 101 sqm

Land Tax N/A

### Property Description

BARBEZIEUX (16) - At the gates of the city and its services. This place steeped in history, in the heart of a small hamlet, has undergone a complete renovation. The old barn was transformed into a home in 2023.

Everything is new on approximately 101 m2 of living space, essentially on one level. Large cathedral living room, very bright thanks to its large bay window. Three bedrooms including an attic upstairs.

Large bathroom. The kitchen is to be installed, all the power supplies are ready. Heating by air conditioning.

The 80m<sup>2</sup> gîte on two levels has an undeniable character. An old round tower from the 15th century houses a very beautiful old wooden spiral staircase. Living room with fireplace and kitchen area to be fitted out.

Upstairs, large bedroom with fireplace and bathroom. Attic. This part was also the subject of a renovation this year Sanitation using a compliant compact system.

Two garages complete this complex built on 828 m<sup>2</sup> of enclosed land.

## Summary

Property type:	House
Bedrooms:	4
Price	€275,600

## Key Information

Year Built:	1900
Internal Area:	101 sqm
Land Area:	0.08 ha

## Location: Nouvelle Aquitaine



## Gallery







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**C. BAUER – Sunday Times**

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