



A quite superb modern 5 bed house on about 2 acres (8,200 m2) in the Vienne, less than 5 minutes from all amenities.

Built in the 1970s to a very high standard and substantially enhanced by the current owners, the house provides over 240 m2 of quite splendid living accommodation on two floors. The upper floor, easily accessible via 2m wide steps from the front 'in-out' driveway, provides the principal accommodation . . .

Access to the balcony also is possible from the two large principal bedrooms (16 m2 and 14 m2), the latter fitted with fitted wardrobes to two sides. The third bedroom on this floor (15 m2) overlooks the front garden and entrance driveway. Also on this principal floor we have a fully fitted kitchen and scullery (15 m2), a bathroom with attractive 'roll-top' type bath (5 m2), a separate shower room (6 m2) and a separate WC.

On the lower ground floor, accessed via stairs off the main entrance hallway (11 m2), we have two further bedrooms (both 16 m2 and both overlooking the rear garden), a large salon (40 m2) with log burner and with kitchen units to one side, and a shower room with WC. In addition there is a large room (20 m2) currently used to display the vendor's extensive array of model aircraft, plus an integral two car garage (60 m2). This lower floor is both self contained and self sufficient and, if appropriate, could be considered as a separate annex for 'mother-in-law' or as an apartment to rent. The extensive gardens are laid mainly to lawn and surrounded by attractive hedges which make the garden very private. Currently the property has an in-out driveway arrangement at . . .

Town: Montmorillon
Dept: Vienne
Plot size (m2): 8271
Habitable (m2): 300
Bedrooms: 5
Bathrooms: 3
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