



Two beautifully renovated houses, with large barn for conversion and large well kept garden.

3 bedroom detached house, 2 bedroom detached house with attached barns, separate double garage and large barn with permission to convert, plus additional outbuildings, all set in great landscaped gardens. Set mid way between La Rochefoucauld and Chazelles, this property is centrally located to all amenities. . . .

Town: St Germain de Montbron
Dept: Charente
Plot size (m2): 6847
Habitable (m2): 190
Bedrooms: 5
Bathrooms: 3
Agent: John Liddon

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€ 402 000

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The houses and barns are set in a courtyard, with separate access to two houses. Enter the main house into the 30m2 kitchen/diner, fully fitted modern kitchen with wall and base units, double sink, eye level cooker, gas hob, dishwasher and fridge. Exposed beams, stonework and feature fireplace with new Godin log burner. There is a small office area under the stairs. Door to double aspect living room again with fireplace and traditional Godin log burner, exposed beamed ceiling. French door to courtyard garden. All doors and windows incorporate the latest argon double glazing units.

Stairs lead to two large double bedrooms of 23 & 21m2 both with windows to front, Velux, exposed beams and stonework, parquet flooring, both bedrooms . . .



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