



# Owners home and gites in quiet location,

79240, L'absie, Deux-Sèvres, Nouvelle-Aquitaine

\* Available \* 10 Beds \* 2 Baths

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€318,000

Ref: BVI25248



## Property Description

A very lovely home and business, ideally situated close to the bustling towns of L'Absie, Moncoutant , Secondigny and Coulonges sur L'Autizer, Deux Sevres. Set in a peaceful and quiet valley hamlet, it offers the best of both worlds, with fields to one side and a range of many mature trees to the other. Set in a valley with a stream running through and a walkway that goes for miles.

The accommodation comprises four properties. The first a lovely one/two bedroom home with open kitchen dining room and cosy lounge with wood burning stove, used by the current owners.

There are a further two, two bedroom cottages, one with a private terrace to the front. The large guest accommodation comprises 4 bedrooms, 2 bathrooms, kitchen/diner and large living room with wood burning stove. All this makes ideal accommodation for guests either with Bed and breakfast or a gite income.

Outside, each property has access to its own private garden area, the communal pool area and remaining gardens and play areas.

The business is being run very successfully by the current owners.

Price including agency fees : 349.800 € Price excluding agency fees : 330.000 € Buyer commission included: 6%





