



Former mill with outbuildings and land,

17160, Brie-Sous-Matha, Charente-Maritime, Nouvelle-Aquitaine

€371,000

Ref: BVI66186

* Available * 4 Beds * 2 Baths

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French Entrée 

Property Description

Sitting on the edge of the village, this former water mill property is packed with character features and now forms a comfortable family home with attached barn, further outbuildings, garden and plenty of land. It also offers income potential as it was formerly run as a restaurant / takeaway. There is also potential for gÃ¢tes. The popular little town of Matha, which offers most amenities, is just a short drive away.

The house itself has a large farmhouse-style kitchen, with fireplace with wood-burner and plenty of room for a dining table. The even larger living room also has a fireplace with wood-burner. The ground floor also has a WC.

Upstairs there are four bedrooms (one with ensuite facilities) as well as separate bathroom.

Attached to one side of the house is a large barn (with concrete floor) which offers great potential for use as an entertainment venue or for further development (subject to relevant permissions). The former mill building (with concrete floor) lies to the other side of the house. In addition to these, there are a number of further outbuildings which provide excellent storage / workshop space.

The property sits on a plot of 9590m². To the front the garden is laid to lawn with a number of trees and shrubs. Beyond this a good-size area left to meadow. To the back of the property a second entrance from a village lane.

This charming property offers comfortable living space and the potential for income generation.

Price including agency fees : €371 000

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Buyer commission included: 6 %



