



Charming property in idyllic setting,

16300, Barbezieux-Saint-Hilaire, Charente, Nouvelle-Aquitaine

* Available * 7 Beds * 2 Baths

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€508,800

Ref: BVI67178

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French Entrée 

Property Description

We are happy to present this stunning property located among the rolling hills of south Charente and on the edge of woodland. Minutes away from Barbezieux-St.Hilaire and only 80 km from beautiful Bordeaux, one of UNESCO World Heritage Centers, with its international airport and TGV (high speed train) station.

This very spacious and airy stone property offers a large country kitchen with stone fireplace, dining room with wood stove, sitting room with stone fireplace, and beautiful wooden ceiling beams that give extra character. These three rooms are connected, and are light and airy with breathtaking views on the surrounding countryside. Also on the ground floor there is a double bedroom and child's bedroom, laundry room with sink, bathroom with toilet, study room, work room, and cellar. Two double bedrooms and a shower room are on the first floor.

The property sits on a little over 1 hectare of land, mainly meadows, along with a natural pond.

Two terraces and a heated pool complete the house. The pool has hard cover so one can swim during the cooler months of the year.

The large double height barn is attached to the house, and it could be used to increase the dimensions of the living space (subject to necessary permissions).

A separate driveway leads to a lovely separate 3 bedroom house that has its own in-ground pool. The second house is currently run as a gite (a future owner would need to reapply for the necessary permissions). The two houses are independent and not overlooking each other.

Visiting is highly recommended.

Price including agency fees :508800 €

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Buyer commission included: 6%



