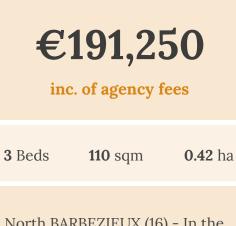


# Old Farm To Renovate in Charente

### Touzac, Charente, Nouvelle Aquitaine

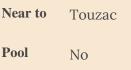




North BARBEZIEUX (16) - In the heart of the Grande Champagne, discover this property composed of two distinct and separable sets,...

### At a Glance

Reference	MFH-CLM06111	
Bed	3	
Land	0.42 ha	



Price€191,250Hab.Space110 sqmLand TaxN/A

#### **Property Description**

North BARBEZIEUX (16) – In the heart of the Grande Champagne, discover this property composed of two distinct and separable sets, offering a strong development potential all in this pleasant and hilly setting of the vineyard. The first part of the property includes a stone house facing southwest, with a living area of approximately 110 m2 spread over two levels.

The house has spacious volumes and a modular layout, it will require rehabilitation work. It is completed by various outbuildings offering additional possibilities for an extension, storage, a workshop or a new space that can be converted. A partially enclosed courtyard and garden allow you to enjoy a peaceful setting.

The other part of the property includes an old traditional farmhouse forming an enclosed courtyard with its outbuildings and accessible by a porch.

The old stone house typically Charente, of approximately 75 m2 on the ground, requires a complete renovation. It also has a convertible attic and adjoining outbuildings, allowing the habitable surface area to be increased as needed. Various operating buildings complete this property, offering numerous possibilities for all types of projects, all on approximately 4,300m2.

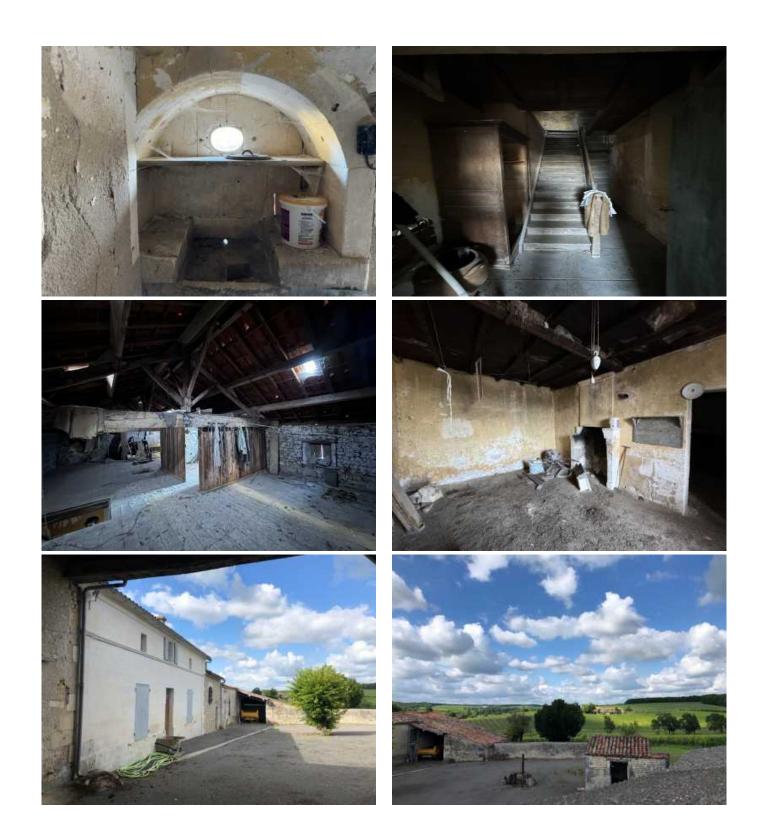
Summary		Key Information	
Property type:	House	Year Built:	1900
Bedrooms:	3	Internal Area:	110 sqm
Price	€191,250	Land Area:	0.42 ha

# Location: Nouvelle Aquitaine



# Gallery











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#### S. and L. BROWN



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