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## Restored 17th century farmhouse in 3 acres in Deux Sevres

**La Chapelle-Saint-Étienne** , **Deux-Sevres** , **Nouvelle Aquitaine**



**€289,000**

inc. of agency fees

**3 Beds   2 Baths   150 sqm   1.318 ha**

Restored 17th century farmhouse with 3 acres of land set in the heart of the bocage in the Deux Sevres area in Nouvelle Aquitaine.

### At a Glance

**Reference** MFH-PHM33301J  
**Bed** 3  
**Land** 1.318 ha

**Near to** Parthenay  
**Bath** 2  
**Pool** Yes

**Price** €289,000  
**Hab.Space** 150 sqm  
**Land Tax** N/A

### Property Description

This beautiful renovated farmhouse with a large outbuilding suitable for horses set in 3 acres of gardens in the heart of the bocage.

### THE ACCOMMODATION

Completely renovated, this property offering 160 sqm habitable house consists of

### **On the ground floor:**

Large kitchen-living room with staircase. Period beams and fireplace. View of the land and direct access to a covered terrace on the west side. Boiler room with WC and utility room.

There's a guest bedroom of 35 sqm with shower room, WC and independent kitchen. Living room with fireplace. Stone sink. Heating by wood stove connected to radiators.

### **On the first floor:**

Large landing to distribute the 3 bedrooms. Bathroom, WC. Office on mezzanine.

## **OUTSIDE**

- Beautiful adjoining land with spacious parking
- Large outbuilding suitable for horses or other animals.
- Wooden chalet
- Above ground swimming pool
- Fruit trees of all kinds and large vegetable garden.
- Independent rear access.

### Environment & Surroundings

Near to Shops?	✓
Near to Schools?	✓

### And Before You Ask

Exposure:	North-west
Condition:	Immaculate
Heating System:	Wood burner system
Drainage:	Septic up to norms

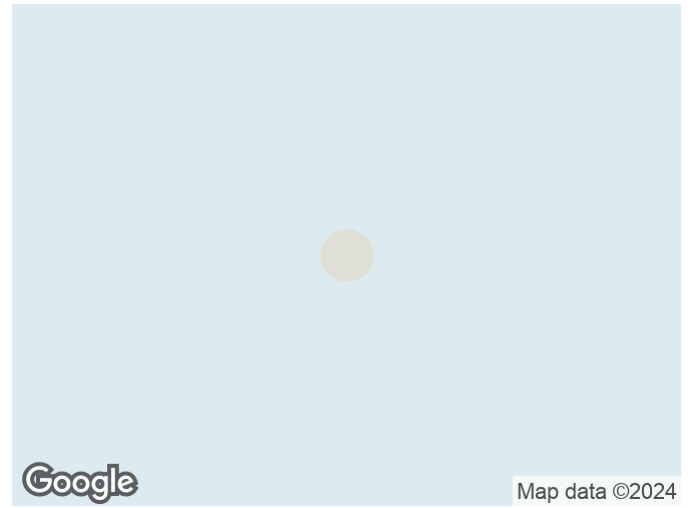
### Summary

Property type:	Farmhouse
Bedrooms:	3
Bathrooms	2
Price	€289,000

### Key Information

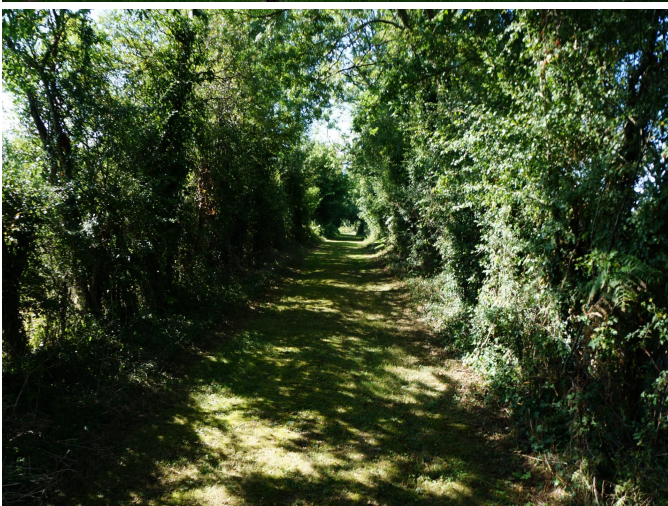
Internal Area:	150 sqm
Land Area:	1.318 ha
Floor:	2
Number of Fireplaces:	1
Property Features:	
•	Completely renovated
•	large outbuilding
•	land suitable for horses
•	Large Veggie Patch
•	Fruit Trees
Has a Garden	Yes
Has a Terrace?	Yes
Swimming Pool?	Yes

**Location: Nouvelle Aquitaine**





## Gallery















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