

## Charming village house to renovate

## Country House For Sale

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Price: €84,800

Bedrooms: 2

Bathrooms: -

M2 Living: -

M2 Plot: -

M2 Terrace: -

Address: Adilly Poitou-Charentes, 79200

This charming village house to renovate is located in a quiet village and only 10 minutes from Parthenay with shops, cafes and restaurants.

Total living area: 80m<sup>2</sup>.

Garage: 20m<sup>2</sup>.

Garden-courtyard 40m<sup>2</sup>.

Ground floor: Entrance into living room (22m<sup>2</sup>) with fireplace, kitchen (12m<sup>2</sup>) with cupboards and under-stair storage, shower room (5m<sup>2</sup>), separate WC, boiler room, rear hallway-utility room with access to cellar and garage (20m<sup>2</sup>).

Private courtyard-garden (40m<sup>2</sup>).

1st floor: Bedroom 1 (10m<sup>2</sup>) with built-in wardrobe, bedroom 2 (23m<sup>2</sup>) with oak parquet flooring.

Oil central heating. PVC shutters (GF) and metal shutters (1st).

The house is connected to mains drains and is habitable; requiring interior updating only.

The price includes agency fees.