

A former watermill in a delightful rural

Country House For Sale

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Price: €262,500

Bedrooms: 4

Bathrooms: -

M2 Living: -

M2 Plot: -

M2 Terrace: -

Address: Saint-Clementin Poitou-
Charentes, 79150

A former watermill in a delightful rural setting near the village of Voulmentin. The mill has been transformed into a spacious house with attached guest suite. Set in grounds of about 6ha with extensive river frontage on the river Dollo. Located between the towns of Argenton les Valleees and Bressuire, where there are all shops and services including a new golf course. 90 minutes from the Vendee coast and several airports including Nantes, La Rochelle and Poitiers. 4-5 hours from the ferry ports of Cherbourg, Caen and Le Havre. Within the grounds there is a stone barn and attached former stables plus other outbuildings. Gas central heating is installed. Viewing essential.

Entrance hall, shower room and WC. Living room with fireplace, Dining room with fireplace. Kitchen/breakfast room. Utility room. Stairs to first floor landing. Master bedroom with dressing room and en suite bathroom. 2 further bedrooms. Shower room. WC. Store room. Annexe with open plan sitting room with kitchen area. Bedroom and shower room with WC. Barn with mezzanine. Former stables, workshop and store room. Gas central heating,

The sale price includes agency fees of 5% (250 000 euros net price). The fees are paid by the buyer at the signing of the act of property.