



€212765 - Beautiful House with Swimming Pool



Στοιχεία μεσίτη

Όνομα:	Christophe GUAY
Όνομα εταιρείας:	Agence TIC Ruffec
Χώρα:	France
Experience since:	1985
Τύπος υπηρεσίας:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Τηλέφωνο:	+33 (545) 710-046
Languages:	French
Site:	https://tic-ruffec.com

Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 242,221.78

Τοποθεσία

Χώρα:	France
Νομός/Περιοχή/Επαρχία:	Nouvelle-Aquitaine
Πόλη:	Civray
Δημοσιεύθηκε:	22/04/2025

Περιγραφή:

Beautiful house located at the entrance of a village with amenities. Nice bright living room opening onto a private terrace. This property is not overlooked and has a beautiful garden with trees, a swimming pool, a fitted caravan and a beautiful view of the countryside.

Basement

-Landing

-Hall (17,35m2)

-Back kitchen (27,78m2) : fitted, large sink, washing machine connection

-Recreation room (14,54m2)

-Garage (44m2): boiler room, 2000L oil tank



Ground floor

- Entrance (10,73m²): marble floor
- Shower room (4,6m²): marble, shower, WC, washbasin
- Living room (44m²): marble, exposed beams, wood burner
- Fitted kitchen (17.22m²): marble, bay window to terrace/garden
- Dining room (12,09m²): wooden floor
- Bedroom 1 (34,80m²) with en-suite bathroom (9,50m²): wooden floor; marble, bath with shower, sink, WC and bidet

1st floor

- Landing (20,05m²): wooden floor
- Bedroom 2 (24,84m²): wooden floor, built-in wardrobe, visible framework
- Bedroom 3 (17,2m²): floor, built-in wardrobe with mirror
- Bathroom (4,83m²): tiled floor, shower, WC, washbasin, towel heater

Exterior

- Beautiful garden with trees and shrubs
- Driveway with entrance gate
- Non-attached garage at the bottom of the garden
- Fitted caravan with double bed and electricity; separated from the main garden by a hedge
- Terrace
- 11x4 swimming pool with electric slide protection and underwater lights



Information on the risks to which this property is exposed is available on the Georisques website:
www.georisques.gouv.fr

Κοινά

Κρεβατοκάμαρες:	3
Μπάνια:	3
Τελειωμένα τετραγωνικά πόδια:	184 τ.μ
Μέγεθος αυλής:	4.162 τ.μ

Room details

Total rooms:	5
Indoor Features:	Fitted kitchen

Building details

Outdoor Amenities:	Pool
Αριθμός ορόφων:	2

Lease terms

Date Available:

Επιπλέον πληροφορίες

Virtual tour URL: <https://www.youtube.com/embed/fmH4qHZW2u0>

Contact information

IMLIX ID: IX6.828.617

