



## Detached Villa with Swimming Pool



### Ügynök információ

Név:	David Evans
Cégnév:	Cle France Ltd
Ország:	United Kingdom
Experience since:	
Szolgáltatás típusa:	Vásárlás vagy eladás
Specialties:	
Property Type:	Apartments, Houses
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Languages:	English, French
Weboldal:	<a href="https://clefrance.co.uk">https://clefrance.co.uk</a>

### Hirdetés részletei

Ingatlan:	Eladó
Ár:	USD 625,659.51

### Elhelyezkedés

Ország:	France
Állam/Régió/Tartomány:	Pays de la Loire
Város:	Sainte-Foy
Irányítószám:	85150
Feladta:	2024. 07. 15.

### Leírás:

House located 10 minutes from the beaches of Sables d'Olonne, this perfectly maintained house, comprising 3 bedrooms, 1 master suite of 28m<sup>2</sup> with its dressing room and bathroom, bathtub, shower and sink with a view of the garden and the swimming pool. fitted and equipped kitchen, 1 laundry room and a 28m<sup>2</sup> garage. The 63m<sup>2</sup> living room opens onto a terrace surrounding the 8m x 4m swimming pool. as well as a spa area. a 30m<sup>2</sup> office on the garden side easily convertible into a studio as well as an awning designed to accommodate a summer kitchen completes this property. To see without delay, rare in the sector.

The department of Vendee is in the region of Pays de la Loire with the neighbouring Deux Sevres and Vienne departments set in the region of Poitou-Charentes.

Vendee is bordered by Deux Sevres to the west, Loire Atlantique and Maine et Loire to the north and Charente Maritime in the south. The Atlantic coast is to the east. The local culture is quite interesting if not similar to that of Deux Sevres, Maine et Loire and Brittany.

The department is the second most popular tourist area in France when it comes to the number of visitors, so B&B and Gite businesses are a good idea for instance. Rental opportunities are high in this area and



property prices are reasonable.

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We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.

All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

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## Gyakori

Hálósobák: 4  
Fürdőszobák: 2  
Telekméret: 2034 nm

## Building details

Outdoor Amenities: Pool

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX5.906.249

