



€174900 - 3 Bedroom Bungalow With Attractive Garden in Ruffec



Agent Info

Name: Christophe GUAY
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Name:
Country: France
Experience since: 1985
Service Type: Selling a Property
Specialties:
Property Type: Apartments, Houses
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Languages: French
Website: <https://tic-ruffec.com>

Listing details

Property for: Sale
Price: EUR 174,900

Location

Country: France
State/Region/Province: Nouvelle-Aquitaine
City: Ruffec
Posted: Jul 05, 2024

Description:

3-bedroom bungalow in the town of Ruffec, just a few minutes' walk from the town centre. Ready to move into and enjoy and benefits from gas central heating and a wood burner in the living room, fibre optic internet, mains drainage and double glazing. A garage for one car is attached to the house and the shady garden is enclosed. Benefiting views from the front of the house is a rare bonus for a town house.

Ground floor

- Entrance hall (4m²): tiled floor
- WC (2m²): tiled floor
- Fitted kitchen (11.5m²): tiled floor
- Living room (29m²): tiled floor, two French windows to rear garden, wood burner
- Corridor (5m²): tiled floor, cupboard



-Bedroom 1 (10.5m²): parquet flooring

-Bedroom 2 (11m²): parquet flooring, wardrobe

-Bedroom 3 (10.5m²): parquet flooring, wardrobe

Shower room (6m²): parquet flooring, walk-in shower, double washbasin

Outside

-Terrace

-Enclosed garden

-Storage room (16m²) with concrete floor

-Attached 21m² garage for one car

-Adjoining utility room (7m²) with linoleum floor and water softener

-Tarmac drive

-Gate (electrical ducts in place for electric gates)

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

Common

| | |
|-------------------|----------|
| Bedrooms: | 3 |
| Bathrooms: | 1 |
| Finished sq. ft.: | 90 sq m |
| Lot Size: | 852 sq m |

Room details

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|------------------|----------------|
| Total rooms: | 4 |
| Indoor Features: | Fitted kitchen |

Utility details

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|----------|-----|
| Heating: | Yes |
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Building details

Number of Floors: 1

Lease terms

Date Available:

Additional information

Virtual tour URL: <http://www.youtube.com/embed/N6DeRD5GIDA?>

Contact information

IMLIX ID: IX5.886.634

