



## €207400 - Superb Detached Country House in Nanteuil en Vallee



### Информация об агенте

Название:	Christophe GUAY
Название компании:	Agence TIC Ruffec
Страна:	Франция
Experience since:	1985
Тип услуг:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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Languages:	French
Веб-сайт:	<a href="https://tic-ruffec.com">https://tic-ruffec.com</a>

### Детали объявления

Недвижимость:	На продажу
Цена:	EUR 207,400

### Местоположение

Страна:	Франция
Область:	Nouvelle-Aquitaine
Город:	Нантёй-ан-Валле
Добавлено:	24.12.2024

#### Описание:

**HURRY!** Superb Country House in Nanteuil en Vallee with 3 bedrooms,( one with it's own ensuite shower room and separate dressing room ),living room and kitchen/dining room. All renovated with taste and in overall excellent condition with plenty of French country charm ( exposed stone, oak beams and fireplaces ). There are new, high quality radiators just installed for extra comfort and a new room on the wood shed to the front of the property. Enclosed gardens, perfect for dog owners of 2000m2 with several large barns to renovate plus 2 cute little houses to transform into gites or further accommodation for family with their own entrance. Tucked away in a little wooded hamlet with country walks on the doorstep just minutes from medieval Nanteuil en Vallee, a beautiful and sought after village. Just ten minutes on a bike to the centre where there are independent shops, a tearoom, an epicerie with bread available daily, school, pizzeria and 2 well known restaurants.

#### Ground Floor :

Entrance : 10m2 Tiled Floors

Living Room : 27m2 Tiled Floors, woodburner in a fireplace and French windows out to the garden



Equipped Kitchen : 9m2 Ouverte sur la Salle a Manger 14m2 Carrelage, poele a bois

Utility Room : 2m2 Tiled Floors

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1st Floor :

Landing : 5m2 Parquet

Master Bedroom : 16m2 Parquet, beams, private shower room 3m2, dressing room 4m2

Bedroom 2 : 17m2 Parquet

Bedroom 3 : 8m2 Parquet

Salle de Bains 7m2 Plancher, WC, lavabo, baignoire avec douche, pierre

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Outside :

Hangar/Covered Eating Area with a good roof, bread oven, covered space to park 2 cars

Two little houses to renovate 100m2 with electricity

Barn 36m2, outbuildings, water reserve

Pretty gardens to the front and the rear of the property.

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Information on the risks to which this property is exposed is available on the Georisques website:  
[www.georisques.gouv.fr](http://www.georisques.gouv.fr)

Состояние: Excellent

## **Общие**

Спальни:	3
Ванные комнаты:	2
Готовые кв.м.:	127 кв м
Площадь участка:	2.005 кв м

## **Room details**

Total rooms:	4
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## Building details

Количество этажей: 2

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.523.952

