



Beautiful Farmhouse and Outbuildings near to Villefagnan - €202,000



Agenten-Info

Name:	Christophe GUAY
Name der Firma:	Agence TIC Ruffec
Land:	Frankreich
Erfahrung seit:	1985
Art der Dienstleistung:	Immobilien verkaufen
Spezialgebiete:	
Art der Immobilie:	Wohnungen, Häuser
Telefon:	+33 (545) 710-046
Sprachen:	French
Webseite:	https://tic-ruffec.com

Anzeigen-Details

Immobilie für:	Kaufen
Preis:	USD 233,405.59

Standort

Land:	Frankreich
Staat/Region/Provinz:	Nouvelle-Aquitaine
Stadt:	Villefagnan
Postleitzahl:	16240
Veröffentlicht:	13.04.2025

Beschreibung:

Beautiful Country House and grounds with several outbuildings near Villefagnan. You're guaranteed to fall in love when driving through the elegant gates into this lovely old farmstead. With a huge courtyard to the front of the property, the main house sits proud at the top with three large bedrooms, two of which are on the ground floor, a good sized dining room, a fitted modern kitchen, an apartment to finish renovating plus several outbuildings, perfect for transforming into further accommodation or for storage. Behind the house is a lovely lawned garden and there's even a cave underneath the house too for the wine - not to be missed.

Ground Floor

Entrance Hall : 23,59m², lino
Living Room : 29,17m², floating parquet
Dining Room : 29,35m², tiled floors, fireplace
Kitchen : 17,31m², tiled floors
Back kitchen/stable : 44,98m², concrete and earth floor
Bedroom 1 : 28,34m², floating parquet, fireplace
Bedroom 2 : 27,71m², floating parquet, fireplace
Apartment : Room 1 : 19m², lino, room 2 : 8,4m², lino



WC : 1,7m², tiled floors
Shower Room : 4,84m², tiled floors
First Floor
Landing : 5,43m², carpet
Bedroom 3 : 13,57m², carpet
Convertible Attic, insulated
Outside
Barn : 135m² with upstairs
Little House : 27,94m², earth floor, fireplace
Pig House : 18,41m²
Duck House : 32m²
Little House 2 : 24,57m², concrete floor and fireplace
Garage : 19,08m²
Grainstore
Workshop : 33m²
Laundry Room : 22m²
Garden Storage Shed : 37,59m²
Hangar : 33,27m²
Cellar with boiler
Enclosed gardens

Allgemein

Schlafzimmer:	3
Badezimmer:	1
Fertige m ² :	210 m ²
Grundstücksgröße:	4471 m ²
Stockwerk Nummer:	1

Zimmerdetails

Zimmer insgesamt:	7
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Gebäudedetails

Anzahl Etagen:	1
Ausrichtung:	SO

Mietbedingungen

Verfügbar ab:

Zusätzliche Informationen

URL der virtuellen Tour:	https://youtu.be/pgE26MqLMHM
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Kontaktinformation

IMLIX ID:	IX7.344.875
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