



## listing



### Agenten-Info

Name:	ArKadia
Name der Firma:	
Land:	Vereinigtes Königreich
Telefon:	
Sprachen:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Anzeigen-Details

Immobilie für:	Kaufen
Preis:	USD 403,201.31

### Standort

Land:	Frankreich
Staat/Region/Provinz:	Nouvelle-Aquitaine
Stadt:	Cognac
Veröffentlicht:	26.08.2025

### Beschreibung:

**EXCLUSIVE TO BEAUX VILLAGES!** Set on a generous level plot near the historic town of Cognac, this 4/5 bedroom house comes with a swimming pool and lovely rural views. The local village of Salles d'Angles, with supermarket and boulangerie, is just a short drive / cycle. Cognac itself provides supermarkets, shops, restaurants etc. The accommodation is arranged over two floors. On the ground floor a large entrance hall gives access to two large reception rooms, the kitchen, two bedrooms, a bathroom and a separate WC. Stairs from the entrance hall rise to the first floor mezzanine landing, off which are two large double bedrooms (one with ensuite shower room), an office / small bedroom and a shower room. Attached to the house is a garage. The garden is mainly laid to lawn and well planted with mature specimen and fruit trees. Next to the house is an outbuilding, part of which forms the pool house for the swimming pool (11m x 6m). Currently used as a second home, this property could make a great permanent or holiday home.

### Allgemein

Schlafzimmer:	4
Badezimmer:	3
Fertige m <sup>2</sup> :	211 m <sup>2</sup>
Grundstücksgröße:	8080 m <sup>2</sup>

### Gebäudedetails

Außen-Ausstattung:	Pool
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## **Mietbedingungen**

Verfügbar ab:

## **Zusätzliche Informationen**

URL der Website: [http://www.arkadia.com/MLSM-T3778/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T3778/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Kontaktinformation**

IMLIX ID: bvi66195

