



255 m² + grand terrain : une maison familiale à fort potentiel à 20 min des plages



Agenten-Info

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

Anzeigen-Details

Immobilie für:	Kaufen
Preis:	EUR 245,000

Standort

Land:	Frankreich
Staat/Region/Provinz:	Nouvelle-Aquitaine
Stadt:	Nieulle-sur-Seudre
Postleitzahl:	17600
Veröffentlicht:	13.01.2026

Beschreibung:

Complete file and virtual tour available after phone conversation.

In Nieulle-sur-Seudre, just 20 minutes from Royan and the beaches, discover this 255 m² family home, set on 2,532 m² of wooded land, offering a quiet living environment between countryside and ocean.

The house offers beautiful volumes with several living areas, a living room, a dining room, an independent kitchen, as well as 4 bedrooms, 2 bathrooms, 2 toilets and plenty of storage.

Built on the basement, it has 2 garages of about 40 m², a workshop, a summer kitchen, a cellar and several parking lots, offering a strong potential for development or exploitation.

- Ideal large family, multi-generational project or residence with independent spaces
- Work to be planned to reveal all the potential

Outside, the large wooded lot allows you to fully enjoy a peaceful environment with many possibilities for development.

Anne-Gaëlle's opinion: This property offers real potential for transformation. The volumes and the land allow to imagine a custom-made life project, whether for a large family or a project with independent



spaces. An interesting opportunity for those who can project themselves.

Gebaut: 1980

Allgemein

Schlafzimmer: 4
Badezimmer: 2
Fertige m²: 255 m²
Grundstücksgröße: 2532 m²

Zimmerdetails

Zimmer insgesamt: 9

Energieeffizienz

Energieverbrauch in kWh/(m²·a): 282

Gebäudedetails

Parkplatz: Ja

Mietbedingungen

Verfügbar ab:

Zusätzliche Informationen

URL der Website: http://www.arkadia.com/AGHX-T697927/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Kontaktinformation

IMLIX ID: 1572933

