



Large Spacious Country House 1h10 from the Coast - €250,000



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 293,372.02

Standort

Land:	Frankreich
Staat/Region/Provinz:	Nouvelle-Aquitaine
Stadt:	Chef-Boutonne
Postleitzahl:	17510
Veröffentlicht:	10.02.2026

Beschreibung:

Large and spacious house with a 152 m2 barn and 3 garages, only 1 hour 10 minutes from the coast. The pleasant grounds are entirely fenced in, ideal for dogs and the property also benefits from an electric gate for your comfort.

This large property, with its spacious living room and large veranda overlooking the fields at the back, offers plenty of potential. Two bedrooms are located on the ground floor, and a large bedroom in the basement, with its own entrance, would make it easy to create a bed and breakfast business.

Outside, the large barn is ideal for repairing or storing vehicles, all set on a large, tree-lined plot with an electric gate.

Ground Floor

Living Room: 48.70 m2, tiled floor, and large enamelled wood stove

Veranda: 22.35 m2, tiled floor

Hallway: 5.47 m2, tiled floor

Kitchen: 23.71 m2, tiled floor

Shower Room: 5.04 m2, tiled floor

Bedroom 1: 10.38 m2, tiled floor

Bedroom 2: 10.98 m2, tiled floor



Basement

Bedroom 3: 28.87 m², tiled floor

Utility Room / Boiler Room with WC and shower: 32.31 m², tiled floor

Garage 1: 48.66 m²

Garage 2: 29.71 m²

Garage 3: 22.04 m²

Outside

Large Barn: 152 m²

Garden Shed

Covered Terrace: 25.74 m²

Enclosed Plot: 3,312 m² with electric gate

Allgemein

Schlafzimmer:	3
Badezimmer:	2
Fertige m ² :	176 m ²
Grundstücksgröße:	3312 m ²
Stockwerk Nummer:	1

Zimmerdetails

Zimmer insgesamt:	5
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Gebäudedetails

Anzahl Etagen:	1
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Mietbedingungen

Verfügbar ab:

Zusätzliche Informationen

URL der virtuellen Tour: <https://youtu.be/>

Kontaktinformation

IMLIX ID: IX8.195.046

