



## 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 211,810.47

### Standort

Land:	Frankreich
Staat/Region/Provinz:	Nouvelle-Aquitaine
Stadt:	Courcome
Veröffentlicht:	27.02.2026

### Beschreibung:

Set just 4 km from the lively market town of Ruffec, with its shops, amenities, and weekly markets, this spacious farmhouse offers enormous potential for those seeking a character property to make their own. The ground floor comprises a welcoming entrance hall, a kitchen, a dining room with an insert fireplace, a living room, a bedroom, an office, a separate WC, and a shower room. Upstairs, the first floor offers an additional office space and two generous bedrooms. The property is approached via a gated courtyard and benefits from numerous outbuildings, including a barn, garage, workshop, cellar, and several sheds, providing exceptional storage and development possibilities. It also benefits from gardens to the rear and sides, extending to approximately 6,000 m<sup>2</sup>. While the house requires updating to reach its full potential, it offers a solid structure and generous proportions, allowing the next owner to focus on transforming the interior to their own taste. A rare gem offering space, character, and opportunity in a sought-after location. Price including agency fees : 183 600 € Price excluding agency fees : 170 000 € Buyer commission, tax included: 8%

### Allgemein

Schlafzimmer:	3
Badezimmer:	1
Fertige m <sup>2</sup> :	182 m <sup>2</sup>
Grundstücksgröße:	6000 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-T11237/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T11237/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Kontaktinformation**

IMLIX ID: bvi84510

