



Elegant detached property with gite



Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 346,823

Τοποθεσία

Χώρα:	France
Νομός/Περιοχή/Επαρχία:	Nouvelle-Aquitaine
Ταχυδρομικός κωδικός:	17400
Δημοσιεύθηκε:	14/03/2026

Περιγραφή:

Set at the end of a long private driveway, this superb property impresses immediately with its unusual architecture and generous sense of space. Perfectly situated just 40 minutes from the Atlantic beaches and only 2 km from the historic centre of St Jean d'Angély. Behind the entrance, large light-filled rooms with high ceilings highlight the property's character features and create a refined yet welcoming atmosphere, ideal for entertaining or relaxed family living. The layout and volumes lend themselves perfectly to a charming chambre d'hôtes project, offering future owners the possibility of developing an attractive hospitality activity. The ground floor opens into a large entrance hall leading to a welcoming living room with an original tessellated tiled floor that adds real character. The elegant dining room features a stunning fireplace, and the fully equipped kitchen benefits from a practical pantry and adjoining laundry room. A light-filled veranda provides a comfortable space to relax in all seasons, extending the living area onto the garden. A modern shower room with WC on this level allows for easy ground floor living, ideal for guests or anyone wishing to avoid stairs. Upstairs, a spacious landing leads to four good-sized bedrooms, each enjoying plenty of natural light and pleasant views. Three of the bedrooms benefit from modern en-suite shower rooms, offering added comfort and privacy for family or guests. A separate one-bedroom gîte completes the ensemble, providing excellent income potential or comfortable accommodation for extended family and friends while preserving everyone's privacy. Tucked away at the end of the long driveway, the house and its annex enjoy a peaceful, private setting, a rare opportunity in this sought-after sector of Charente-Maritime. A huge attached stone barn offers fantastic potential as an impressive multi-purpose events space. Rare property !!!

Κατάσταση:	Good
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Κοινά

Κρεβατοκάμαρες:	5
Μπάνια:	2
Τελειωμένα τετραγωνικά πόδια:	320 τ.μ
Μέγεθος αυλής:	9303 τ.μ

Room details

Total rooms:	9
Indoor Features:	Fitted kitchen

Utility details

Heating Fuel:	Oil
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Energy efficiency

Energy Use (kWh/m ² /year):	170
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Building details

Parking:	Ναί
Number of Garages:	1
Αριθμός ορόφων:	2

Lease terms

Date Available:

Επιπλέον πληροφορίες

Link: http://www.arkadia.com/TXNV-T28337/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 91E78944B8364D43

