



## Renovated Single-storey House with Garden and Garage near Mansle - €150,500



### Στοιχεία μεσίτη

Όνομα:	Christophe GUAY
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Χώρα:	France
Experience since:	1985
Τύπος υπηρεσίας:	Selling a Property
Specialties:	Property Type: Apartments, Houses
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Languages:	French
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### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 176,609.96

### Τοποθεσία

Χώρα:	France
Νομός/Περιοχή/Επαρχία:	Nouvelle-Aquitaine
Πόλη:	Mansle
Ταχυδρομικός κωδικός:	16230
Δημοσιεύθηκε:	26/04/2026

### Περιγραφή:

A single-storey house dating from the late 1970s, renovated using high-quality materials. This property comprises two large bedrooms, a spacious and bright living room and an attached garage, offering all modern comforts and ideal for those looking for a home ready to move into. Situated in a quiet setting, the property is nevertheless located in the village of Luxe, near Mansle, and close to the TER line connecting Poitiers and Angouleme. Local amenities (pharmacy, bakery, small grocery shop) are also available, as well as two restaurants. The village lies along the River Charente, but the property is not at risk of flooding.

A property in excellent condition and full of potential  view it soon.

### HOUSE

- Open-plan living area with fitted kitchen (40m<sup>2</sup>): tiled floor, pellet stove, French windows
- Hallway (2m<sup>2</sup>): tiled floor
- Study (9m<sup>2</sup>): laminate flooring, 200L water heater
- Shower room (6m<sup>2</sup>): tiled floor, walk-in shower, washbasin, washing machine connection
- Hallway (4m<sup>2</sup>): tiled floor
- Toilet (1.50m<sup>2</sup>): tiled floor
- Bedroom (11m<sup>2</sup>): laminate flooring, fitted wardrobe, French windows opening onto the terrace



- Bedroom (14m<sup>2</sup>): floating parquet flooring, built-in cupboard, French windows opening onto the terrace OUTSIDE
- Adjoining garage (27m<sup>2</sup>) with concrete floor, a sink, access to the loft and mains electricity
- Garden with 2 fruit trees
- Terrace running the length of the house
- Covered terrace at the front
- Second driveway into the garden

Κατασκευάστηκε: 1978

## Κοινά

Κρεβατοκάμαρες: 2  
Μπάνια: 1  
Τελειωμένα τετραγωνικά πόδια: 88 τ.μ  
Μέγεθος αυλής: 1143 τ.μ  
Floor Number: 1

## Room details

Total rooms: 3

## Building details

Αριθμός ορόφων: 1  
Orientation: W

## Lease terms

Date Available:

## Επιπλέον πληροφορίες

Virtual tour URL: <https://youtu.be/>

## Contact information

IMLIX ID: IX8.409.148

