



# IMLIX

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## Small Farm with 2 Hectares and Numerous Outbuildings

### اطلاعات مشاور املاک

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نام: Christophe GUAY  
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نام شرکت: Agence TIC Ruffec  
کشور: France  
کد پستی: 16700  
آدرس: 31 Place des Martyrs de L'Occupation, RUFFEC  
Experience since: 1985  
نوع خدمات: Selling a Property  
Property Type: Apartments, Houses  
درباره من: Friendly & professional Estate Agents in the sunny north Charente with over 25 years experience. Located between Angoulême & Poitiers.  
تلفن ثابت: +33 (545) 710-046  
Languages: French  
وب سایت: <https://tic-ruffec.com>



### توضیحات آگهی

آگهی برای: فروش  
قیمت: EUR 196.800

### اطلاعات مکانی

کشور: France  
آدرس از حساب کاربری: خیر  
تاریخ آگهی: 2020/03/05  
عنوان آگهی: Small Farm with 2 Hectares and Numerous Outbuildings

توضیحات:

Pretty stone farmhouse located in a cul-de-sac at the edge of a very quiet hamlet. The house is partly renovated, the structural work has been carried out over the last two years (a bathroom still needs to be fitted in and redecorating to be done, as well as some of the flooring).

The property benefits from oil central heating on the ground floor.

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In detail, the property is set out as follows:

On the ground floor:

Entrance (12.5m<sup>2</sup>): two velux windows, entrance door, oak staircase,

Kitchen (22.73m<sup>2</sup>): fitted, windows, slate tiled floor,

Living room (16.3m<sup>2</sup>): wooden floor, window, wood stove,

Laundry room (6.60m<sup>2</sup>): concrete floor,

WC (3m<sup>2</sup>): window, sink, wc,

Room (28m<sup>2</sup>): wooden floor, window

Room (17m<sup>2</sup>): wooden floor, window.

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First floor:

Living room (34m<sup>2</sup>): two small windows, large window, wood stove, staircase to ground floor, exposed stone walls and beams, wooden floor.

Bedroom (12.8m<sup>2</sup>) with dressing room (2.5m<sup>2</sup>) and shower room (5.3m<sup>2</sup>) - plumbing in place but not yet installed; velux window, small window, exposed beams.

Bedroom (27.3m<sup>2</sup> + 7.8m<sup>2</sup>): velux window, two windows

Bathroom (8.5m<sup>2</sup>): window, velux window, plumbing for bath, wc, sink.

Landing (10m<sup>2</sup>): wooden floor.

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Outside:

Workshop (15.25m<sup>2</sup>): concrete floor, bay window,

Small roofs: (14m<sup>2</sup>, 14m<sup>2</sup>, 9m<sup>2</sup>): concrete floor,

Barn (30m<sup>2</sup>) + (61m<sup>2</sup>): Workshop, concrete floor, opening steel door, two mezzanines, new roof,



Hangar,

Workshop (25m2): concrete floor,

Barn with oil boiler, cellar, concrete floor,

Barn (85m2).

1890

ساخته:

### اطلاعات عمومی

3

اتاق خواب:

1

اتاق خواب:

205 متر

Finished sq. ft.:

21.833 متر

زیر بنا:

### Room details

5

Total rooms:

### Utility details

بله

Heating:

### Building details

2

تعداد طبقات:

### Lease terms

Date Available:

### Contact information

IX1.086.936

IMLIX ID: