



Traditional Village House with Courtyard Garden



Information de l'agent

Nom:	David Evans
Nom de compagnie:	Cle France Ltd
Pays:	Royaume-Uni
Expérience since:	
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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Languages:	English, French
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Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 163,283.48

Location

Pays:	France
État/Région/Province:	Bretagne
Ville:	Plémet
Indicatif régional:	22210
Soumis:	17/02/2025

Description:

Nestled in the heart of the village of Plémet, come and discover this charming house in perfect condition, it is composed as follows:

- Ground floor: a living room with kitchen / dining room and lounge, a toilet with washbasin.
- Upstairs: 3 bedrooms, a shower room and a toilet.
- Above: Attic above.
- Outside: At the back of the house, you can enjoy a pleasant enclosed courtyard out of sight, an outbuilding used for storage and a boiler room.

You will find all the local shops, a doctor's office, a pharmacy, two nursery and primary schools, two colleges, a supermarket etc. and you will reach the RN 164 less than 5 minutes by car.

Do not hesitate to contact us for more information or to organise a visit.



Surface 86.80 m²
Living room 40 m²
Rooms 4
Bedrooms 3
Levels 3
Bathroom 1
WC 2 Independent
Period, year 1900
General condition In good condition
View Street
North exposure
Heating Gas
Openings PVC, Double glazing
Sanitation Mains drainage
Kitchen Not equipped, American
Furniture Not furnished
Insulation by the walls
Roof Slates
Property tax 672 Euro a year

Agency fees included and payable by the purchaser.

Energy class D, Climate class D Estimated average amount of annual energy expenditure for standard use, established from energy prices for the year 2021: between €1260.00 and €1780.00.

The department of Cotes d'Armor is the northern most department in the Region of Brittany, with the English Channel to the north, Ille-et-Vilaine to the east, Morbihan to the south and Finistere to the west it is a sunshine gem.

The picturesque Émeraude Coast looks north to the English Channel and is packed with charming seaside resorts and old fishing villages. Most of the towns of the interior were founded in the Middle Ages. The department's southern half is crossed by the Noires Mountains that run west to east with rivers emptying to the south into the Bay of Biscay and to the north into the Channel.

Along the coast, fishing was once important but is now secondary to the cultivation of fruit, oats, potatoes and wheat and of course tourism.

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.



All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

So when you buy through Cle France you can be confident that you are paying no more than the standard commission rates you would pay anyway, but you have the added benefit of a bi-lingual support team.

For everything you need to know about French property visit www.clefrance.co.uk

Commun

Chambres: 3
Salle de bains: 1
Dimensions du lot: 100 m²

Utility details

Heating: Oui

Rental details

Furnished: Oui

Lease terms

Date Available:

Contact information

IMLIX ID: IX6.655.308

