



5-Bedroom Family House with Large Enclosed Garden - €143,000



Information de l'agent

Nom:	Christophe GUAY
Nom de compagnie:	Agence TIC Ruffec
Pays:	France
Expérience since:	1985
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Téléphone:	+33 (545) 710-046
Languages:	French
Site web:	https://tic-ruffec.com

Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 165,939.96

Location

Pays:	France
État/Région/Province:	Nouvelle-Aquitaine
Ville:	Civray
Indicatif régional:	86400
Soumis:	15/04/2025

Description:

Located in a charming village 9 minutes from Civray, this spacious family home offers 5 bedrooms, including one on the ground floor with a bathroom next to it, ideal for single-level living. It also features a large enclosed garden, perfect for children or pets, newly installed double-glazed windows in 2024, and is connected to mains drains. A peaceful and charming setting, perfect for a family seeking space and tranquility.

Ground floor

- Entrance hall (1.42m²): tiled floor
- Living room (24.66m²): tiled floor, wood burning stove, stone
- Hallway (3.35m²): tiled floor
- Shower room (5.18m²): tiled floor, shower, washbasin, heated towel rail
- Dining room / Bedroom (10.22m²): parquet flooring
- Cellar (10.76m²): concrete floor, cupboard
- Kitchen (10.95m²): tiled, fitted (except fridge)
- WC (1.01m²): tiled floor, washbasin
- Room to finish renovating (38m²), former garage: oil tank, boiler 2021
- 2 storage rooms



First floor

- Landing (6.85m²): parquet flooring
- Bedroom (14.05m²): parquet flooring
- Bedroom with en-suite shower room (24.46m²): parquet floor, shower, washbasin, WC
- Bedroom (9.38m²): parquet floor, wardrobe
- Bedroom (9.18m²): parquet floor, wardrobe
- Dressing room (2.37m²): parquet floor, cupboard
- WC (1.04m²): parquet floor

Outside

- Covered terrace facing east
- Courtyard
- Terrace
- Enclosed garden with 2 gates for vehicle access
- Breeze Block workshop with electricity
- All on a surface of 1300m²

Commun

Chambres:	5
Salle de bains:	2
Pied carré fini:	135 m ²
Dimesions du lot:	1300 m ²
Floor Number:	1

Room details

Total rooms:	6
--------------	---

Building details

Nombre de pieds carrés:	1
Orientation:	W

Lease terms

Date Available:

Information additionnelle

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

Contact information

IMLIX ID: IX7.344.844



IMLIX

Marché immobilier IMLIX
<https://www.imlix.com/fr/>

