



Period Property in Coastal Resort Town



Information de l'agent

Nom:	David Evans
Nom de compagnie:	Cle France Ltd
Pays:	Royaume-Uni
Experience since:	
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Téléphone:	+44 (1440) 820-358
Languages:	English, French
Site web:	https://clefrance.co.uk

Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 1,571,985.53

Location

Pays:	France
Indicatif régional:	50400
Soumis:	04/09/2025

Description:

We invite you to discover this magnificent Period Property from 1911 composed of 8 main rooms (201 m2 of living space). A veranda with a panoramic view of the sea will add to the charm of this house. It is ideally located in a sought-after area, close to shops and tourist activities. Built on a plot of 805 m2 entirely enclosed by walls, this magnificent Period Property is composed as follows:

- On the raised ground floor: an entrance hall serving a WC, a fitted and equipped kitchen, a living room with a magnificent period open fireplace, a veranda / living room with a view of St Paul, the Ports and the historic district, a master suite with dressing room, private shower room and WC giving access to an ideally exposed terrace.
- On the 1st floor: a landing leading to 2 bedrooms, one with a dressing room/linen room, and a shower room with WC.
- On the 2nd floor: a landing leading to 2 bedrooms, one with a closet/dressing room, and a shower room with WC.
- On the garden level: a basement (130 m2) including two garages with automatic doors, a laundry room, a storeroom, and a real wine cellar.



The double-glazed aluminum windows provide good insulation, and the city gas heating by radiators will bring you warmth and comfort.

Outside, you will find a pretty terrace facing the sea, perfect for enjoying sunny days.

Enjoy the tranquility of a quiet environment, in a sought-after area just 200 m from shops, 2 minutes from schools, and 5 minutes from the train station, making your travels easier.

Agency fees including tax payable by the purchaser.

Apologies for the For Sale overlay on the images, this particular agent is in a very competitive sector and wishes to protect their images from being copied. If you want to see clean images of this listing simply Make an Enquiry and we will respond.

The department of Manche is in Lower Normandy and is bordered with Calvados, Orne, Mayenne and Ille-et-Vilaine. The English Channel in the west, north and north-west coastlines makes getting here to its many ports very easy from the UK. There is also an airport in Caen and many others are easily accessible in the surrounding regions such as Rennes airport.

History is all over the department through its museums and heritage, discovering the local traditions and culture as well as Chateaux, religious monuments, water mills, maritime sites and gardens is easy to do. The biggest 'must-do' is a visit to Mont Saint Michel.

Tourism plays a major role in the economy of the department which is fine because there is so much to see and do.

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:	5
Salle de bains:	2
Dimesions du lot:	805 m ²

Utility details

Heating:	Oui
----------	-----

Lease terms

Date Available:

Contact information

IMLIX ID:	IX7.498.135
-----------	-------------

