



## listing



### Information de l'agent

Nom: ArKadia  
Nom de compagnie:  
Pays: Royaume-Uni  
Téléphone:  
Langues: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à: Vendre  
Prix: USD 366,861.28

#### Location

Pays: France  
État/Région/Province: Nouvelle-Aquitaine  
Ville: Semoussac  
Soumis: 26/08/2025

#### Description:

This pretty 3 bedroomed longère with separate gîte, large barn and ruin to rebuild (subject to local planning rules) is full of old world charm! The original staircase and little stone sink are still in good order and the views from the property are stunning. Some redecoration is needed but the potential of this lovely old house is huge. Located within easy driving distance to the A10 motorway and only 6kms from the thriving village of Mirambeau the attached gîte could easily be rented out to the many people who flock to the nearby spa town of Jonzac to take the healing waters there. The beach is just 35kms and the nearest airport in Bordeaux around 75kms. A property needing just some TLC to become a dream home with income! Price including agency fees : 318 000 € Price excluding agency fees : 300 000 € Buyer commission included: 6 %

#### Commun

Chambres: 4  
Salle de bains: 2  
Pied carré fini: 160 m<sup>2</sup>  
Dimensions du lot: 4036 m<sup>2</sup>

#### Building details

Outdoor Amenities: Pool

#### Lease terms

Date Available:



# IMLIX

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

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## **Information additionnelle**

Lien URL du site web: [http://www.arkadia.com/MLSM-T3648/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T3648/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: bvi65968

