



Pleasantly situated on landscaped grounds for sale - 5 rooms - 104 m² - RUFFiAC - (56140), 237,375.00 €

Information de l'agent

Nom:	Linda Monks
Nom de compagnie:	D-Habitat L'Agence Immobiliere
Pays:	France
Experience since:	
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Téléphone:	+33 (297) 671-793
Languages:	English, French
Site web:	https://www.propertyforsaleinbrittany.co.uk

Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 278,089.17

Location

Pays:	France
État/Région/Province:	Bretagne
Ville:	Ruffiac
Indicatif régional:	56140
Soumis:	13/05/2026

Description:

Pleasantly situated on landscaped grounds in the heart of Ruffiac (midway between Malesstroit and La Gacilly), this charming detached house, built in 2008, is for sale. The ground floor comprises an entrance hall, a fitted kitchen opening onto a living/dining room, a bedroom, a shower room, and a WC. Upstairs, there is a large landing suitable for use as an office, two bedrooms, a family bathroom, and a WC. A garage is attached. The property sits on a beautiful 1608 m² plot, which is buildable and could be subdivided. Viewing highly recommended! (5.50 % fees incl. VAT at the buyer's expense.)

Further informations

Number of room(s) : 5

Number of bedroom(s) : 3

Habitable area : 104,00 m²



Lounge size : 35 m²

Price : 237 375 € HAI

including 5,50 % of fees, at the expense of the purchaser

Ground area : 1 608 m²

Number of bathroom(s) : 1

Heating : Électrique

Garden : Yes

Price excluding fees : 225 000 €

Reference : 11984M

Commun

Chambres:	3
Salle de bains:	2
Pied carré fini:	104 m ²
Dimesions du lot:	1608 m ²

Room details

Indoor Features:	Fitted kitchen
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Building details

Number of Garages:	1
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Lease terms

Date Available:

