



Detached Bungalow with Basement, Situated in a Beautiful Location Near the Le Clain - €135,000

Information de l'agent

Nom:	Christophe GUAY
Nom de compagnie:	Agence TIC Ruffec
Pays:	France
Experience since:	1985
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 153,995

Location

Pays:	France
État/Région/Province:	Nouvelle-Aquitaine
Ville:	Charroux
Indicatif régional:	86350
Soumis:	14/07/2026

Description:

A recently built detached bungalow with a basement, situated at the end of a cul-de-sac in a large, wooded garden. Ideal for those seeking peace and quiet: not overlooked and not far from the River Clain, yet outside the flood zone. The house is in good overall condition but requires some modernisation (kitchen, decor); it offers a comfortable living space with three bedrooms, a lounge/dining room and a separate kitchen. The basement and the large, fenced garden are further assets of this property, as are the local shops, which are just a few kilometres away.

Basement: (97m2)

Concrete floor, small window, garage door, gas water heater

Laundry room: concrete floor

Under the terrace, storage room: concrete floor

Room: sink, window, concrete floor, water filter

Ground Floor:

Living room (31.5m2): tiled floor, French windows, window, turbo stove

Hallway: tiled floor

Kitchen (10m2): basic, window, tiled floor

Bedroom (10m2): carpet over concrete, window



Corridor: tiled floor, cupboard

Bathroom (5.5m2): bath with shower, washbasin, window, tiled floor

Toilet: washbasin on top of cupboard, toilet

Bedroom (9.5m2): window, cupboard, PVC flooring

Bedroom (9m2): cupboard, carpet over tiled floor, window

Outside:

Englosed garden

Wooded garden

Année: 1989

Commun

Chambres: 3

Salle de bains: 1

Pied carré fini: 88 m²

Dimesions du lot: 3800 m²

Floor Number: 1

Room details

Total rooms: 4

Building details

Nombre de pieds carrés: 1

Lease terms

Date Available:

Information additionnelle

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

Contact information

IMLIX ID: IX8.708.210

