



## Two Country House with Outbuildings and Land



### Ügynök információ

Név:	David Evans
Cégnév:	Cle France Ltd
Ország:	United Kingdom
Experience since:	
Szolgáltatás típusa:	Vásárlás vagy eladás
Specialties:	
Property Type:	Apartments, Houses
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Languages:	English, French
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### Hirdetés részletei

Ingatlan:	Eladó
Ár:	USD 422,455.71

### Elhelyezkedés

Ország:	France
Állam/Régió/Tartomány:	Brittany
Város:	Louvigne-du-Desert
Irányítószám:	35420
Feladta:	2025. 12. 09.

### Leírás:

We offer this property complex in the countryside comprising:

1) A 130m2 stone farmhouse, consisting of:

- Ground floor: a living room with a large stone fireplace and wood-burning stove, a fitted kitchen area, a utility room, and a WC.
- Upstairs: three bedrooms and a bathroom with WC.

2) Adjoining this, a second 135m2 farmhouse comprising:

- Ground floor: a living room and a fitted kitchen area.
- Upstairs: a mezzanine, a shower room with WC, and three bedrooms.

A stone barn with a slate roof, a bread oven, and a double garage are also included at the rear.

Each dwelling has its own individual electricity meter, individual water meter, and individual sanitation system.

This property complex sits on approximately 6 hectares of land.



For more information, please contact us today.

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 Ile-et-Vilaine's coastline heads westward from Mont-Saint-Michel to an estuary 5 miles west of Dinard and includes the rocky Cote d'Émeraude and the Rance River estuary where the towns of Saint-Malo and Dinard are located.

Rennes, the department's capital, is located centrally and is situated on the Ile et Rance Canal which connects the north flowing Rance river with the Vilaine river that flows south-westerly into the Atlantic.

Oysters are still cultivated along the coast near Cancale but as the fishing industry has declined, the coastal resorts have become important tourist destinations.

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](http://www.clefrance.co.uk)

Állapot: Good

### **Gyakori**

Hálósobák: 6  
Fürdőszobák: 2  
Telekméret: 60000 nm



## Room details

Indoor Features:

Fitted kitchen

## Lease terms

Date Available:

## Contact information

IMLIX ID:

IX8.010.503

