



## listing



### Informazioni sull'Agente

Nome:	ArKadia
Nome della ditta:	
Nazione:	United Kingdom
Telefono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 403,201.31

### Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Cognac
Publicato:	26/08/2025

### Descrizione:

**EXCLUSIVE TO BEAUX VILLAGES!** Set on a generous level plot near the historic town of Cognac, this 4/5 bedroom house comes with a swimming pool and lovely rural views. The local village of Salles d'Angles, with supermarket and boulangerie, is just a short drive / cycle. Cognac itself provides supermarkets, shops, restaurants etc. The accommodation is arranged over two floors. On the ground floor a large entrance hall gives access to two large reception rooms, the kitchen, two bedrooms, a bathroom and a separate WC. Stairs from the entrance hall rise to the first floor mezzanine landing, off which are two large double bedrooms (one with ensuite shower room), an office / small bedroom and a shower room. Attached to the house is a garage. The garden is mainly laid to lawn and well planted with mature specimen and fruit trees. Next to the house is an outbuilding, part of which forms the pool house for the swimming pool (11m x 6m). Currently used as a second home, this property could make a great permanent of holiday home.

### Comune

Camere da letto:	4
Bagni:	3
Finito piedi quadrati:	211 mq
Dimensione del lotto:	8080 mq

### Building details

Outdoor Amenities:	Pool
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## **Lease terms**

Date Available:

## **Informazioni aggiuntive**

URL del sito: [http://www.arkadia.com/MLSM-T3778/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MLSM-T3778/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: bvi66195

