



## Houses for sale - 2 rooms - 30 m2 - RUFFIAC - (56140)



### Informazioni sull'Agente

Nome:	Linda Monks
Nome della ditta:	D-Habitat L'Agence Immobiliere
Nazione:	France
Experience since:	
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefono:	+33 (297) 671-793
Languages:	English, French
Sito web:	<a href="https://www.propertyforsaleinbrittany.co.uk">https://www.propertyforsaleinbrittany.co.uk</a>

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 80,915.44

### Posizione

Nazione:	France
Stato / Regione / Provincia:	Brittany
Città:	Ruffiac
Cap:	56140
Pubblicato:	27/01/2026

### Descrizione:

Ideally ocated in the heart of a charming small village with shops and services, and equidistant between the towns of Malestroit and La Gacilly, this small bungalow provides a front room with a kitchenette, one bedroom, a shower room and a WC, and features a small enclosed garden of approximately 117m2. Ideal as a holiday home or rental property. Property not subject to an Energy Performance Certificate (EPC). (6.00 % fees incl. VAT at the buyer's expense.)

### Further informations

Number of room(s) : 2  
Number of bedroom(s) : 1  
Habitable area : 30,00 m2  
Lounge size : 14 m2  
Price : 68 900 € HAI  
including 6,00 % of fees, at the expense of the purchaser  
Ground area : 117 m2



Heating : Électrique  
Garden : Yes  
Price excluding fees : 65 000 €  
Reference : 11924M

## Comune

Camere da letto:	1
Bagni:	1
Finito piedi quadrati:	3000 mq
Dimensione del lotto:	117 mq

## Room details

Total rooms:	2
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## Lease terms

Date Available:

## Informazioni aggiuntive

Virtual tour URL: <https://www.youtube.com/@bpsimmobilier3605>

## Contact information

IMLIX ID: IX8.084.454

