



A Charming Cottage in a Quiet Hamlet Near Nanteuil-en-Vallee - €80200



Informazioni sull'Agente

Nome:	Christophe GUAY
Nome della ditta:	Agence TIC Ruffec
Nazione:	France
Experience since:	1985
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 94,113.75

Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Nanteuil-en-Vallee
Cap:	16700
Pubblicato:	21/04/2026

Descrizione:

Charming country cottage set in a quiet hamlet, featuring an open-plan living, dining, and kitchen area. The spacious ground-floor bedroom opens directly onto a south-facing courtyard, while the upstairs bedroom is bright and airy. A short walk up the lane leads to a private garden surrounded by trees. Ideal as a holiday home or for a first-time buyer.

Ground floor:

- Living room (31.5m²): fitted kitchen area, 2 windows, small window, front door (French window), staircase to the first floor, laminate flooring, open-plan fireplace
- Bedroom (18.27m²): wooden floor, French window leading to the courtyard
- Shower room (4.85m²): tiled floor, shower, toilet, washbasin, washing machine, small window

First floor:

- Bedroom (24.16m²): 2 skylights, wooden floor, small window, cupboard (curtain)
- Attic area (15m²): not suitable for conversion, external access

Outside:

- Courtyard
- Separate garden

The property sits on a plot of 1,370m²



Comune

Camere da letto:	2
Bagni:	1
Finito piedi quadrati:	78 mq
Dimensione del lotto:	1370 mq
Floor Number:	1

Room details

Total rooms:	3
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Building details

Numero di piani:	1
Orientation:	S

Lease terms

Date Available:

Informazioni aggiuntive

Virtual tour URL: <https://youtu.be/2oBHf5GFQ0c>

Contact information

IMLIX ID: IX8.409.149

