



Family House with 3 Bedrooms Near Nanteuil en Vallee - €134400

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
Telefono:	+33 (545) 710-046
Languages:	French
Sito web:	https://tic-ruffec.com

Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 156,463

Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Nanteuil-en-Vallee
Cap:	16700
Publicato:	01/06/2026

Descrizione:

3-bedroom family home with generous land and an enclosed garden, set just five minutes from charming Nanteuil-en-Vallee.

Bright and practical, the property offers a fully fitted kitchen and a spacious, welcoming living room with a wood-burning stove. The heating is mainly wood-fired, with a manual system that helps circulate warm air to the other rooms, supported by electric radiators during the colder months. With two bedrooms upstairs and one on the ground floor, it is well suited to family life.

Outside, there is a large, enclosed garden with mature trees and shrubs, plus additional land, ideal for animals or for creating a wildflower meadow. The large barn provides excellent storage or parking, and there is also a separate small lock-up garage. The house has a septic tank, currently not compliant with French regulations.

Ground Floor

Entrance Hall:	1.77m ² , tiled floor
WC:	1.74m ² , tiled floor
Utility Room:	2.75m ² , tiled floor
Kitchen:	11.63m ² , tiled floor
Living Room:	19.77m ² , tiled floor with fireplace insert



Dining Room: 18.52m², tiled floor
Study/Bedroom 1: 12.97m², tiled floor
First Floor
Landing: 2.73m², wooden floor
Bedroom 2: 17.75m², wooden floor
Shower Room: 4.86m², wooden floor
Bedroom 3: 11.82m², wooden floor
Outside
Garage: 22.28m²
Barn: 140m²
Additional Room: 12m²
Small courtyard to the front (street side), gardens, and land extending to 7,650m².

Comune

Camere da letto:	3
Bagni:	1
Finito piedi quadrati:	106 mq
Dimensione del lotto:	7650 mq
Floor Number:	1

Room details

Total rooms:	5
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Building details

Numero di piani:	1
Orientation:	S

Lease terms

Date Available:

Informazioni aggiuntive

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

