



Beautiful Stone House with Outbuildings and Garden in Charente-Maritime - €150,500



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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Languages:	French
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Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 170,843.6

Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Chef-Boutonne
Cap:	17510
Pubblicato:	15/06/2026

Descrizione:

A very attractive stone house with enormous potential, situated in Romazieres, Charente-Maritime. The house already has 4 bedrooms, is fully habitable on the ground floor, and there is the option of converting the studio into additional sleeping accommodation. The house is accessible from the street but also from the back of the garden via a gate wide enough for cars to enter. The large barn and storeroom at the back of the garden could also be used for extensions or even for all sorts of business ventures.

Romazieres is a small, quiet village, situated less than 30 minutes from Saint-Jean d'Angely, around 1 hour from the coast and 15 minutes from Aulnay.

Ground floor

Fitted kitchen (17m²): tiled floor

Dining room (31m²): tiled floor, staircase, wood-burning stove

Living room (21m²): tiled floor, wood-burning stove (flue needs reviewing), single glazing

Bedroom (17m²): tiled floor, wood-burning stove, single glazing

First floor

Landing/Corridor: wooden floor

Bedroom (13m²): laminate flooring

Toilet (2m²): laminate flooring, toilet, washbasin



Bathroom (9.5m²): carpeted floor, toilet, bath, shower, heated towel rail, double washbasins

Bedroom (16m²): laminate flooring

Guest bedroom (26m²): parquet flooring, low beam in the middle

Outside

Shower room (3m²): tiled floor, toilet, shower, washbasin

Terrace

Studio/Laundry room: 26m² on the ground floor with tiled floor and connection for washing machine; 30m² upstairs with plywood flooring and a covered terrace

Storage room (12m²): carpet on concrete

Enclosed garden with an above-ground swimming pool, vegetable patch and a gate for vehicle access

117m² barn with a clay floor

18m² storeroom with an upper level (access via a ladder) and a concrete floor

Comune

Camere da letto:	4
Bagni:	2
Finito piedi quadrati:	152 mq
Dimensione del lotto:	756 mq
Floor Number:	1

Room details

Total rooms:	7
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Building details

Numero di piani:	1
Orientation:	W

Lease terms

Date Available:

Informazioni aggiuntive

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

Contact information

IMLIX ID: IX8.589.585

