



Peaceful Country Home with 4 Bedrooms, Views, Barn and Pool - €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 155,076.8

Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Villefagnan
Cap:	16240
Pubblicato:	29/07/2026

Descrizione:

Hamlet house with 4 bedrooms, a stone barn, enclosed garden, large above-ground pool, and glorious views over the surrounding countryside. Immediately habitable, though some minor refreshing work may be required eventually. The property is fitted with double glazing and has oil-fired central heating. A property full of potential, ideal for lovers of peace and nature.

GROUND FLOOR:

Entrance 4 m2 Tiled floor Living room 34 m2 Laminate flooring, French doors to terrace, wood-burning stove, exposed stone Fitted kitchen 15 m2 Tiled floor Hallway 4 m2 Laminate flooring Bathroom 5 m2 Tiled floor WC 1 m2 Laminate flooring

FIRST FLOOR:

Landing 3.5 m2 Wooden floor, cupboard Bedroom 18 m2 Wooden floor, 2 windows (including one which is single-glazed) Bedroom 11.5 m2 Wooden floor, French doors to balcony with magnificent views over the fields, cupboard Bedroom 11 m2 Wooden floor, cupboard Bedroom 10 m2 Wooden floor, cupboard Shower room 4 m2 Wooden floor, shower, sink, WC, heated towel rail

OUTSIDE:

South-facing wooden terrace (to be redone soon) Above-ground pool (approx. 10 m x 4 m) with shower Stone barn 70 m2, space to park a car Enclosed garden Electric gate (currently disconnected but can



be restored to working order)

Comune

Camere da letto:	4
Bagni:	2
Finito piedi quadrati:	121 mq
Dimensione del lotto:	1427 mq
Floor Number:	1

Room details

Total rooms:	5
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Building details

Numero di piani:	1
Orientation:	W

Lease terms

Date Available:

Informazioni aggiuntive

Virtual tour URL: <https://youtu.be/KZ9P5mjzOoA>

Contact information

IMLIX ID: IX8.792.426

