



## Country House with Outbuilding to Renovate



### Agent Info

Naam:	David Evans
Bedrijfsnaam:	Cle France Ltd
Mistlampen:	United Kingdom
Experience since:	
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefoon:	+44 (1440) 820-358
Languages:	English, French
Website:	<a href="https://clefrance.co.uk">https://clefrance.co.uk</a>

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 73,374.12

### Locatie

Aanbevolen Auto Onderdelen:	France
Postcode:	61190
Geplaatst:	31-08-2023
Omschrijving:	

REDUCED in price - A country house with 158 m2 living space potential in this house to completely renovate, there is a lot of potential, it is however perfectly habitable in a basic or you may find, typically rural French kind of habitable, some nice features which include:

- Ground floor: An entrance giving access to a kitchen, a living room, a dining room, an office, as well as a bathroom with WC, a lounge and another office.
- Upstairs: you will find 3 bedrooms, 2 offices and a landing.
- Outside: Also adjoining a cellar, a large outbuilding, a garage and a workshop.

The 400 m2 land is not adjoining, but it is located only 5 meters from the property.

Significant work is to be expected.

The heating is oil fired, and the house is equipped with double glazing.

The septic tank also needs to be completely redone.

The department of Orne, in Lower Normandy is bordered by the other two departments in the region,



Manche and Calvados. It is located in the south of the region bordering with Mayenne, Sarthe, Eure et Loir and Eure. It is the only Normandy department without a coastline.

Orne's history was built through war, destruction and chaos but also through prosperity so don't worry it is a calm and peaceful place to live and visit now! It has rolling countryside, open meadows and boasts some of the best weekly markets in France.

Nowadays you can still see vestiges from all the troubled periods, as well as modern architecture that followed WWII. Nice property in the area is easy to find and reasonably priced.

We at Cle France specialise in Property for sale in France through our network of Agents and French Registered High Street Estate Agents. We have sold thousands of houses for sale in France over the years and have helped many find and buy their dream home in France.

We can also help you with everything to do with buying a house in France including getting a mortgage, organising currency exchange, renovation advice, property surveys, planning permission, French translation, opening a bank account and everything to do with French property sales.

All our prices are quoted as FAI (agency fees included) unless otherwise stated and 'notaire' fees are around 7% (on average) but feel free to ask us for an exact amount on any particular French property for sale you are interested in.

Indeed please feel free to use the 'MAKE AN ENQUIRY' tab above to ask us any questions you have about buying a property in France. Our UK based enquiry office and staff will guide you through the entire buying process step by step from your first contact right up to taking ownership and beyond, all free of charge.

So when you buy through Cle France you can be confident that you are paying no more than the standard commission rates you would pay anyway, but you have the added benefit of a bi-lingual support team.

For everything you need to know about French property visit [www.clefrance.co.uk](http://www.clefrance.co.uk)

## Algemeen

Slaapkamers:	3
Badkamers:	1
Lot Afmeting:	1020 m <sup>2</sup>

## Utility details

Heating:	Ja
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## Lease terms

Date Available:

## Contact information

IMLIX ID:	IX4.807.142
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