



## Tranquility Guaranteed For This 3 Bedroom Cottage in the Woods on 1701m<sup>2</sup> - €91395



### Agent Info

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Specialties:	
Property Type:	Apartments, Houses
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Languages:	French
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### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 104,203.78

### Locatie

Aanbevolen Auto Onderdelen:	France
Staat/Regio/Pronvincie:	Nouvelle-Aquitaine
Plaats:	Champagne-Mouton
Postcode:	16700
Geplaatst:	16-06-2026

### Omschrijving:

Located in a quiet little hamlet in the woods between Verteuil-sur-Charente and Champagne-Mouton. Full of charm and ready to move into, with a few minor cosmetic updates needed (single glazing, kitchen, electrical wiring). It offers three or four bedrooms and two shower rooms with WC. An adjoining barn provides potential for expansion or simply sheltered storage/parking space. There would be the possibility to buy the property furnished and ready to go.

### GROUND FLOOR:

Entrance 6m<sup>2</sup> Parquet flooring  
Kitchen 15m<sup>2</sup> Parquet flooring, "Rangemaster" cooker  
Living room 18m<sup>2</sup> Parquet flooring, wood-burning stove  
Bedroom/Dining room 19m<sup>2</sup> Parquet flooring, cellar below accessible via the laundry room or outside  
Laundry room 2m<sup>2</sup> Concrete floor  
Shower room 5.5m<sup>2</sup> Shower, sink, toilet, towel warmer, cork flooring

### UPSTAIRS:

Landing 5m<sup>2</sup> Parquet flooring  
Bedroom 13.5m<sup>2</sup> Parquet flooring, built-in wardrobe, exposed beams, small balcony  
Bedroom 11m<sup>2</sup> Parquet flooring, built-in wardrobe, exposed beams, small balcony  
Bedroom 12m<sup>2</sup> Parquet flooring, built-in wardrobe, exposed beams, small balcony  
Shower room 3m<sup>2</sup> Parquet flooring, shower, toilet, sink, heated towel rail

### EXTERIOR:

Front courtyard, parking for two cars. Adjoining barn of approximately 100m<sup>2</sup> and extra parking for 2



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cars or a campervan. Garage for one car, bread oven, well, and garden at the rear. All on 1701m<sup>2</sup>

## Algemeen

Slaapkamers:	3
Badkamers:	2
Afgewerkte vierkante meter:	110 m <sup>2</sup>
Lot Afmeting:	1701 m <sup>2</sup>
Floor Number:	1

## Room details

Total rooms:	4
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## Building details

Aantal verdiepingen:	1
Orientation:	SW

## Lease terms

Date Available:

## Additionele informatie

Virtual tour URL: <https://youtu.be/Pcj65ZGXPtY>

## Contact information

IMLIX ID: IX8.589.586

