



## Superb country park with cottage, gite & pool



### Agent Info

Name: Sarah Day  
Company: Maisons et Manoirs  
Name:  
Country: France  
Experience since: 1994  
Service Type: Selling a Property  
Specialties:  
Property Type: Apartments, Houses  
Phone: +33 (608) 891-279  
Languages: French  
Website: <http://www.maisonsetmanoirs.com>

### Listing details

Property for: Sale  
Price: USD 568,552.53

#### Location

Country: France  
ZIP code: 31350  
Posted: Feb 05, 2024  
Description:

Surface : 255 m2

Rooms : 9

Bathroom : 2

Plot size : 14 ha 15 a 60 ca

#### Caracteristiques techniques

Reference

MM1885AP

Price

500 000 €



Location

Boulogne-sur-Gesse 31350

Rooms

9

Bedrooms

5

Bathroom

2

Property tax

756 € /year

Plot size

14 ha 15 a 60 ca

Sanitation

Individual non-compliant

Openings

Wood/Single glazing

Swimming pool

Yes

Heating

Wood, Electric/Individual

Living room

42 m2



Interior condition

To refresh

Kitchen

Fitted and equipped

View

Mountain

Exposure

South

Description of the pool

8x4

Levels (incl. ground floor)

2

## Informations complementaires

Fees to be paid by the seller. Energy class F, Climate class C Property with excessive energy consumption. The law requires that the energy performance (EPD) of the property, currently in class F, be included, from 1 January 2028, between class A and class E. Estimated average amount of annual energy expenditure for standard use, based on the year's energy prices 2021: between 2531.00 and 3411.00 €. Information on the risks to which this property is exposed is available on the Geohazards website: [georisques.gouv.fr](https://georisques.gouv.fr).

Agent commercial (Entreprise individuelle)

Nos honoraires

## Common

Bedrooms:	5
Bathrooms:	2
1/2 baths:	3
Finished sq. ft.:	255 sq m

## Room details

Total rooms:	9
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## Utility details

Heating:	Yes
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# IMLIX

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## Lease terms

Date Available:

## Contact information

IMLIX ID:

IX5.441.933

