



Business and Private Accommodation in Dinan



Agent Info

Name:	David Evans
Company	Cle France Ltd
Name:	
Country:	United Kingdom
Experience since:	
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Phone:	+44 (1440) 820-358
Languages:	English, French
Website:	https://clefrance.co.uk

Listing details

Property for:	Sale
Price:	USD 1,196,695.63

Location

Country:	France
State/Region/Province:	Brittany
City:	Dinan
ZIP code:	22100
Posted:	Feb 17, 2025

Description:

Nestled in the heart of the historic centre of Medieval Dinan in a discreet and quiet street, this building of approximately 320m2, combines a pretty commercial space free of any lease with an atypical place of residence. On 6 levels, cellar included, this real estate complex is composed:

- Ground floor: of a store with a beautiful reserve.
- 1st floor floor: of a beautiful living room, with a living room / dining room, a fitted kitchen opening onto the pretty south-facing terrace and an old outbuilding to renovate.
- Second floor: of a large master bedroom with a small dressing room, a bathroom with separate toilet and an office on the landing.
- Third floor: of two attic bedrooms, a shower room and a toilet, and finally.
- Fourth and last floor: of a room open to the staircase, serving as a 4th bedroom and an attic.

Ideally located close to all amenities, this property offers you the opportunity to live in a magnificent



medieval site and to be able to have a beautiful commercial space for yourself or for rental.

Please note: the commercial premises cannot be sold without the house unless the latter is sold first.

The department of Cotes d'Armor is the northern most department in the Region of Brittany, with the English Channel to the north, Ile-et-Vilaine to the east, Morbihan to the south and Finistere to the west it is a sunshine gem.

The picturesque Émeraude Coast looks north to the English Channel and is packed with charming seaside resorts and old fishing villages. Most of the towns of the interior were founded in the Middle Ages. The department's southern half is crossed by the Noires Mountains that run west to east with rivers emptying to the south into the Bay of Biscay and to the north into the Channel.

Along the coast, fishing was once important but is now secondary to the cultivation of fruit, oats, potatoes and wheat and of course tourism.

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

Common

Bedrooms:	4
Bathrooms:	3
Lot Size:	50 sq m

Room details

Indoor Features:	Fitted kitchen
------------------	----------------



Lease terms

Date Available:

Contact information

IMLIX ID:

IX6.655.325

