



## €70000 - 3 Bedroom Old House with Outbuilding (Gite Potential) and Fenced Garden



### Agent Info

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Name:	
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### Listing details

Property for:	Sale
Price:	USD 80,523.13

### Location

Country:	France
State/Region/Province:	Nouvelle-Aquitaine
City:	Sauze-Vaussais
Posted:	Jun 04, 2025

### Description:

Pretty house in Deux-Sevres in need of renovation/refreshment. It is located in a small, quiet hamlet near Lorigne. In addition to the house, there is a very nice outbuilding with electricity and a new roof. The main house benefits from gas central heating and has double glazing in all windows. The garden has uninterrupted views of the surrounding countryside and is ideal for pleasant walks.

### Ground floor

- Conservatory (16m2): tiled floor
- Fitted kitchen (16m2): tiled floor, fireplace
- Living room (14m2): tiled floor
- Entrance hall (7m2): tiled floor
- Shower room (5m2): tiled floor, washbasin, shower, WC



-Cellar (5m2): concrete

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1st floor

-Landing (4m2): wooden floor

-Bedroom 1 (15m2): parquet flooring

-Bedroom 2 (16m2): wooden floor (pass through bedroom 1), fireplace

-Bedroom 3 (10m2): parquet flooring, WC (1m2), door to attic

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2nd floor

Insulated attic

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Outside

-Enclosed garden

-Outbuilding with electricity: a ground floor of 38m2 and a storage room of 13m2 (clay floor) and a first floor of 51m2 (plywood floor). Recent roof with Gite potential.

-Building plot/garden

-Covered parking for one car

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Information on the risks to which this property is exposed is available on the Georisques website:  
[www.georisques.gouv.fr](http://www.georisques.gouv.fr)

## Common

Bedrooms:	3
Bathrooms:	1
Finished sq. ft.:	103 sq m
Lot Size:	1.098 sq m



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## Room details

Total rooms: 5  
Indoor Features: Fitted kitchen

## Utility details

Heating: Yes

## Building details

Number of Floors: 2

## Lease terms

Date Available:

## Additional information

Virtual tour URL: <https://www.youtube.com/embed/fmH4qHZW2u0>

## Contact information

IMLIX ID: IX6.986.606

