



## Detached Country House by the Coast



### 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:          | <a href="https://clefrance.co.uk">https://clefrance.co.uk</a> |

### Listing details

|               |                |
|---------------|----------------|
| Property for: | Sale           |
| Price:        | USD 610,659.49 |

### Location

|           |              |
|-----------|--------------|
| Country:  | France       |
| ZIP code: | 50610        |
| Posted:   | Nov 10, 2025 |

#### Description:

Contemporary House of 163 m2 living space, 7 rooms including 4 bedrooms, on a wooded plot of 1,262 m2. Recently renovated and fitted with a heat pump, guaranteeing optimal thermal comfort and controlled running costs. Bright building offering unobstructed views, with an orchard on the property and a paved courtyard for easy parking.

Detached garage of approximately 62 m2, ideal for vehicle(s), workshop, or storage.

The warm and functional house is suitable as a primary residence or for a tourist or family accommodation project thanks to its spacious layout (roomy living room, well-distributed bedrooms) and modern amenities resulting from the renovation.

There are outdoor spaces ideal for outdoor activities and gardening. Immediate surroundings: 2 km from the beach, access to coastal paths and water sports.

Local shops and services are 1.5 km away (grocery store, bakery), and local markets and restaurants are within easy walking distance.

Schools and after-school facilities are available in the neighbouring town, and sports facilities and parks nearby offer spaces for walking and recreation.



Viewings are by appointment.

For further information or to arrange a viewing, please contact us today.

Apologies for the For Sale overlay on the images, this particular agent is in a very competitive sector and wishes to protect their images from being copied. If you want to see clean images of this listing simply Make an Enquiry and we will respond.

The department of Manche is in Lower Normandy and is bordered with Calvados, Orne, Mayenne and Ile-et-Vilaine. The English Channel in the west, north and north-west coastlines makes getting here to its many ports very easy from the UK. There is also an airport in Caen and many others are easily accessible in the surrounding regions such as Rennes airport.

History is all over the department through its museums and heritage, discovering the local traditions and culture as well as Chateaux, religious monuments, water mills, maritime sites and gardens is easy to do. The biggest 'must-do' is a visit to Mont Saint Michel.

Tourism plays a major role in the economy of the department which is fine because there is so much to see and do.

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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)

## Common

Bedrooms:

4



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Bathrooms: 2  
Lot Size: 1262 sq m

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: IX7.821.816

